



Beach Road, West Bexington, Dorchester

Guide Price  
**£850,000**  
Freehold

Symonds  
& Sampson

ESTABLISHED 1858



A detached four bedroom home offering flexible accommodation in a fantastic location with stunning uninterrupted views over Chesil Beach and along the Jurassic Coast.

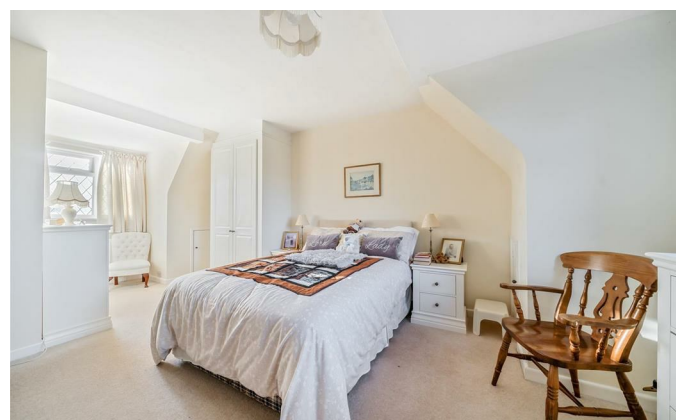
**Beach Road,  
West Bexington, Dorchester,  
DT2 9DF**

- Uninterrupted Coastal Views
  - Flexible Accommodation
    - Annexe Potential
  - Garage & Driveway Parking
- Opportunity to Create a Fantastic Coastal Home

Viewing strictly by appointment  
Symonds & Sampson  
01308 422092









### The Property

This detached house is situated in the popular and highly desirable coastal village of West Bexington, with stunning uninterrupted views over Chesil Beach and the coast beyond. The house offers excellent potential and scope to create a fantastic home with a one/two bedroom annexe.

The living and dining rooms are both to the rear of the property, enjoying the views over the garden to the coast. The living room has a feature stone fireplace, currently fitted with a coal stove and a large picture window looking over Chesil Beach towards the well known viewpoints of Golden Cap and Stonebarrow Hill. Sliding doors lead into the bright dining room benefitting from a skylight bringing in plenty of natural light, with a sliding door onto the patio area. The kitchen is fitted with a range of wall and base units with space for appliances and a Stove range cooker, with a large internal window providing light from the dining room. There is a utility room to the front with space for a washing

machine and plenty of storage, and a door leading into one of the garages with power and light, with a useful workshop beyond. This area could be converted into living space for a separate annexe if required. Off the large central hallway, there is access into the other garage and a downstairs cloakroom.

Upstairs, there are two double bedrooms, with the principal enjoying far reaching coastal views and benefitting from extensive built-in wardrobes and a large en-suite shower room. The second bedroom has eaves storage and the benefit of an en-suite wc.

### Potential Annexe

There is the potential to create a one or two bedroom annexe with its own private access, subject to any necessary consents. There is a side door opening into the garage with workshop beyond, with stairs up to two rooms, currently configured as a bedroom to the front, and a living room to the rear, enjoying the spectacular coastal views.

### Outside

The property sits centrally within a large plot, with an in and out driveway leading to the two integral garages and a pretty front garden. The rear garden is laid to lawn with mature shrubs and trees, with a patio area adjoining the house, taking in the stunning coastal views. A walkway with a pergola leads to a further patio area with a shed.

### Situation

West Bexington is a sought-after small coastal village, with a single road leading down to the sea and a cluster of properties, a hotel, a farm shop and restaurant. There are panoramic views all around Lyme Bay from Portland across to Lyme Regis and beyond. There are unlimited opportunities for walking and cycling in the area and the village also benefits from superfast broadband. Bridport is approximately 6 miles away along the coast road, and is a bustling and vibrant market town. It has a variety of independent shops, supermarkets, public houses and







restaurants catering for a range of tastes and excellent arts and music events. The county town of Dorchester and the seaside resort of Weymouth are easily reached and have a further selection of shops and amenities. Communication links are good with road links along the A35 and mainline stations at Maiden Newton, Dorchester and Yeovil.

#### Services

Mains electricity, water and drainage. Oil fired central heating. Electric heating to the annexe. PV panels providing electricity.

Broadband - Superfast broadband is available.

Mobile phone coverage - Network coverage is mostly good both indoors and out.

#### Local Authority

Dorset Council Tel: 01305 251010.

Council Tax Band: F

EPC: F



### Directions

On entering West Bexington proceed down the road and around the sharp right-hand bend. Go past the hotel on your left and the property will be found after a short distance on the right hand side.

What3Words///alerting.unique.transmitted

# Beach Road, West Bexington, Dorchester

Approximate Area = 2172 sq ft / 201.7 sq m (excludes eaves)

Garage = 530 sq ft / 49.2 sq m

Total = 2702 sq ft / 250.9 sq m

For identification only - Not to scale



Current	Potential
70	31



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2024. Produced for Symonds & Sampson. REF: 1077543



Bridport/DME/29.01.2024/BRI18383553



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