



Symonds
& Sampson

5 Folly Mill Gardens
Bridport, Dorset

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Bridport Dorset
DT6 3RN

Two bedroom home in a quiet location close to Bridport town centre.



- Two double bedrooms
- Garage and off road parking for three cars
 - Fully enclosed garden
- Walking distance to Bridport town centre

Guide Price **£310,000**

Freehold

Bridport Sales
01308 422092
bridport@symondsandsampson.co.uk



THE PROPERTY

This semi-detached house is situated in a quiet location close to Bridport town centre. The front door opens into a porch with a useful storage cupboard on the left. This leads to the hallway, with a boiler cupboard and downstairs WC also on the left. To the right is a kitchen, with a window overlooking the front, comprising wall and base units, an electric oven and hob. To the rear is a living room with a coal-effect electric fire as a focal point and a door to a bright conservatory overlooking the rear garden. Upstairs there are two double bedrooms, both with in built storage cupboards, and a bathroom fitted with a walk-in shower, basin and WC.

OUTSIDE

The south-facing, enclosed, level rear garden is mainly paved, with some gravel areas and a flower bed with perennial shrubs. There is a path to the side providing access to the front of the property. The garage, plus off road parking space, is located at the back of the property and can be accessed via Folly Mill Gardens and via a door at the rear of the garden. The front of the house is laid to gravel and provides two more off road parking spaces.

SITUATION

The property sits right in the heart of Bridport, a bustling and vibrant market town which has a history of rope making

and is now a gateway to the Jurassic World Heritage coastline at nearby West Bay. It has an excellent variety of independent shops, supermarkets, hotels, pubs, restaurants and cafes catering for a range of tastes and wide ranging arts and music events, including the Literary Festival and Dorset Arts Week. There is a thriving twice weekly market with food, clothes, hardware and antiques and bric-a-brac. Bridport is conveniently placed for Dorchester and Weymouth to the east and Axminster to the west. Walking, water sports and riding opportunities are plentiful in the area. There is a good choice of primary and secondary schooling in the area. Communication links are good with road links along the A35 and mainline stations at Maiden Newton, Dorchester, Axminster and Crewkerne.

DIRECTIONS

What3words:///boats.regress.sprayer

SERVICES

Mains water, electricity and drainage. Gas fired central heating.

Broadband - Superfast speed is available.

Mobile - there is mobile coverage in the area, please refer to Ofcom's website for more details.

Council Tax Band: C

Dorset Council - 01305 251010

EPC: D



Folly Mill Gardens, Bridport

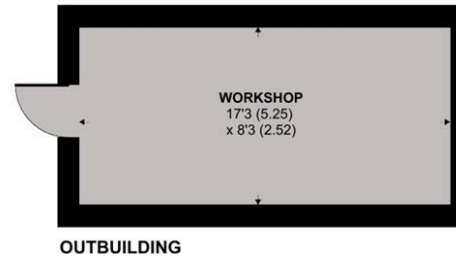
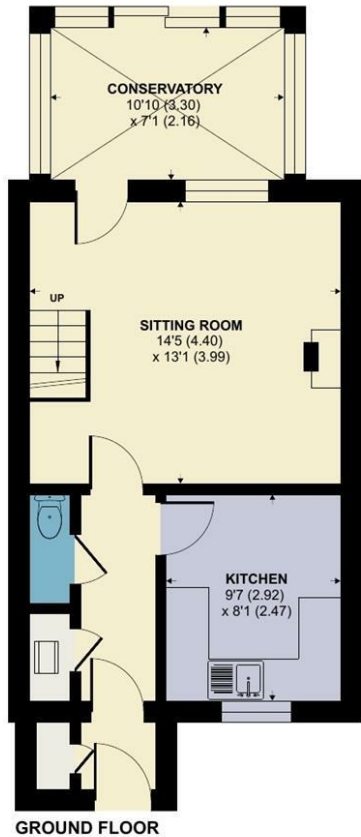
Approximate Area = 778 sq ft / 72.2 sq m

Outbuilding = 142 sq ft / 13.1 sq m

Total = 920 sq ft / 85.3 sq m

For identification only - Not to scale

Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Potential
92 plus A		
81 plus B		
69 plus C		
55 plus D		
48 plus E		
35 plus F		
21 plus G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Symonds & Sampson. REF: 1385696



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