



Orchard Cottage, Thornicombe Hill, Thornicombe, Dorset, DT11 9AH





Orchard Cottage is a detached, prefabricated (Woolaway) bungalow situated on the outskirts of the hamlet of Thornicombe, approximately 3 miles South-West of Blandford Forum.

Set in a plot of approximately 1/3rd of an acre, this three bedroom bungalow offers buyers the unique opportunity to either redevelop the plot (Subject to Planning) or to refurbish the existing bungalow, which, although in need of refurbishment does have the benefit of recently fitted central heating system powered by a Grant Aerora Air Source Heat pump, as well as the addition of a Solar PV system. The property has a light and airy feel, with rural views over neighbouring farm land from the Lounge as well as Bedrooms 1 & 2. The property is offered with no forward chain.

The property is approached via shared access lane from the A354, with a further shared drive (providing access to a neighbouring barn and paddock), gates open into the parking area for the bungalow providing ample parking for multiple vehicles in front of the detached barn / workshop measuring 29ft x 16ft, in its current configuration would easily providing parking for 2 cars with a further workshop area to the side.

The current configuration of the bungalow comprises a kitchen / breakfast room, Lounge with woodburner, Dining Room, Bathroom & Three Bedrooms (two doubles and one single bedroom)

We understand the property has a mains electric & mains water supplies and a private drainage via a septic tank.

Due to the non-standard construction, we understand the property is not mortgageable so is therefore only suitable for cash buyers.

Barn / Workshop 29'0" (8.84m) x 16'0" (4.88m)

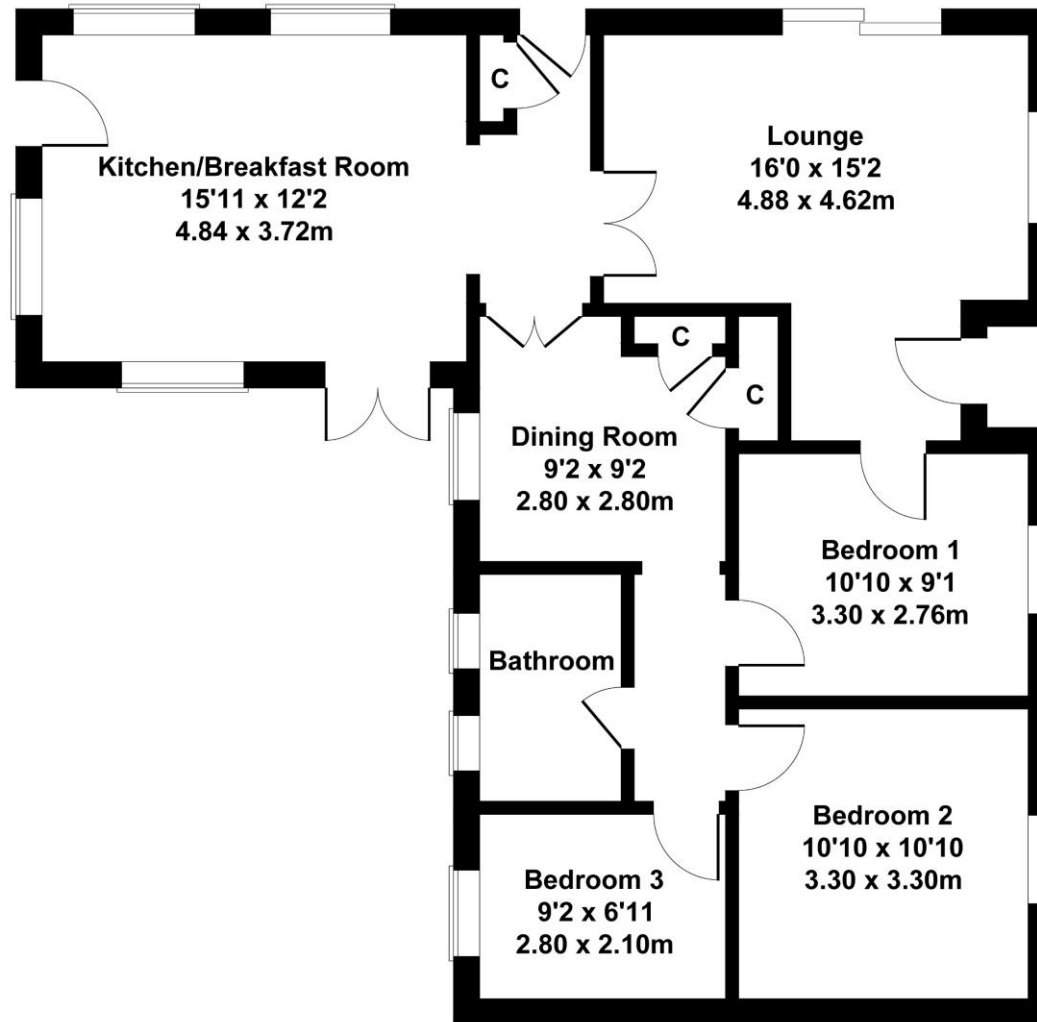


£325,000 Freehold

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Approximate Gross Internal Area

926 sq ft - 86 sq m



Not to Scale. Produced by The Plan Portal 2024
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EPC Rating - C

Viewing Arrangements - Strictly by appointment with Forum Sales & Lettings

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