



35 Dorset Street, Blandford Forum, Dorset, DT11 7RF



An Extended 2 Bedroom Period Terrace House Situated Within Walking Distance Of Blandford Town Centre. The Property Benefits From 2 Reception Rooms, Rear Garden & No Forward Chain

Living Room 14'0" (4.27m) x 9'9" (2.97m)- Wooden door with obscure glazed panels to front, sliding sash window to same, gas fire place with surround and hearth, TV & telephone point, shelving, cupboards housing electric & gas meters, radiator, wooden flooring

Dining Room 10'5" (3.18m) x 9'1" (2.77m)- Spiral staircase to first floor, part glazed door to rear garden, radiator, wooden flooring, recessed lighting

Kitchen 15'10" (4.83m) x 5'8" (1.73m)- Range of beech fronted base and wall units providing cupboard and drawer storage, worksurfaces with tiled splash-backs, stainless steel sink with drainer inset, stainless steel electric oven with 4 ring gas hob over, space and plumbing for washing machine, space for under-worktop fridge, windows to rear and side aspect, wall mounted gas boiler, radiator, wooden flooring

First Floor Landing - Airing cupboard housing hot water tank, stairs to second floor

Bedroom 2 11'1" (3.38m) x 9'9" (2.97m)- Sliding sash window to front aspect, period fire place with tiled hearth, built-in wardrobes with mirrored sliding doors, cupboard under stairs, further storage cupboard, radiator

Bathroom - Fully tiled white bathroom suite comprising panelled bath with centre taps, low level WC, pedestal wash hand basin, oversized shower cubicle, obscure window to rear aspect, storage cupboard, heated towel rail, extractor fan, wooden flooring

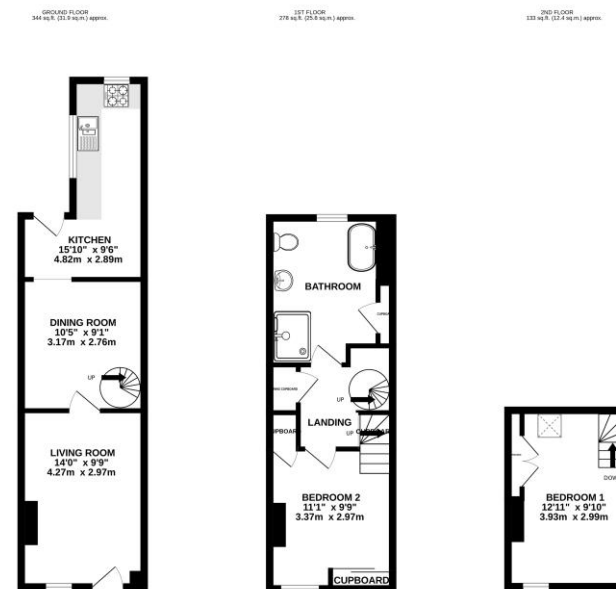
Second Floor -

Bedroom 1 12'11" (3.94m) x 9'10" (3m)- Sliding sash window to front aspect, Velux window to rear, built-in wardrobes, radiator, recessed lighting

Outside - Fully enclosed rear garden being bounded by timber fencing, paved for ease of maintenance with raised shrub border, block built store to foot of garden with wooden door and 2 windows with polycarbonate roof, outside tap



£000,000 Freehold



Please note Forum Sales & Lettings and their client give notice that:

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EPC Rating - D

Viewing Arrangements - Strictly by appointment with Forum Sales & Lettings

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