



8D West Street, Blandford Forum, Dorset, DT11 7AJ





A Grade II listed, 4 bedroom semi detached property situated in the heart of the town centre, offered to the market with NO FORWARD CHAIN.

8d West Street offers a unique opportunity to purchase a property a stones throw away from the town centre, yet has the benefit of off road parking for two cars and a single garage.

When entering the property you are welcomed into the entrance lobby, which in turn provides access to the single garage, a useful utility area and a doorway into the inner hall.

The sitting room has a feature curved window overlooking the front of the property, as well as a single door providing access off of the alleyway to Luton Mews.

The kitchen has a range of base and wall units providing cupboard and drawer storage, with a 4 ring gas hob and an electric oven underneath, window to side aspect.

The Snug/Dining Room is accessed via the kitchen through a feature arch walk way, with double aspect windows providing natural light, and stairs to first floor.

Bedrooms 1 and 2, both being doubles, are situated on the ground floor. The family bathroom has a bath with shower attachment above, low level WC and wash hand basin.

Situated on the first floor are bedroom 3 and 4, with bedroom 4 having the potential to be used as an office or children play room.

Externally, the property offers a south westerly facing, low maintenance courtyard garden, with a gate providing rear access. To the front of the property is a shingled parking area, which also offers access to the single garage with up and over door.



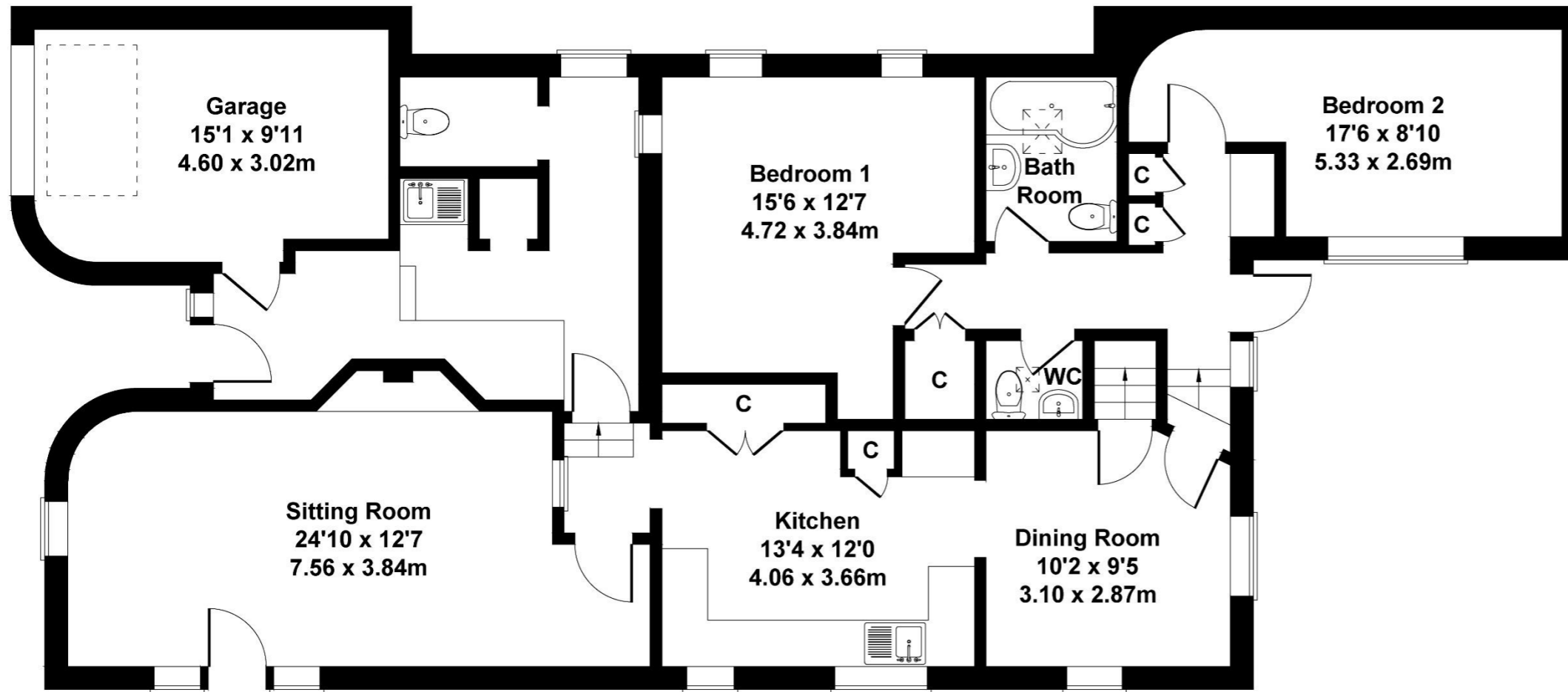
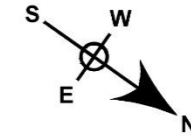
- Sitting Room 24'10" (7.57m) x 12'7" (3.84m)**
- Kitchen 13'4" (4.06m) x 12'0" (3.66m)**
- Dining Room 10'2" (3.1m) x 9'5" (2.87m)**
- Bedroom 1 15'6" (4.72m) x 12'7" (3.84m)**
- Bedroom 2 17'6" (5.33m) x 8'10" (2.69m)**
- Bedroom 3 9'9" (2.97m) x 8'2" (2.49m)**
- Bedroom 4 16'11" (5.16m) x 8'9" (2.67m)**
- Garage 15'1" (4.6m) x 9'11" (3.02m)**



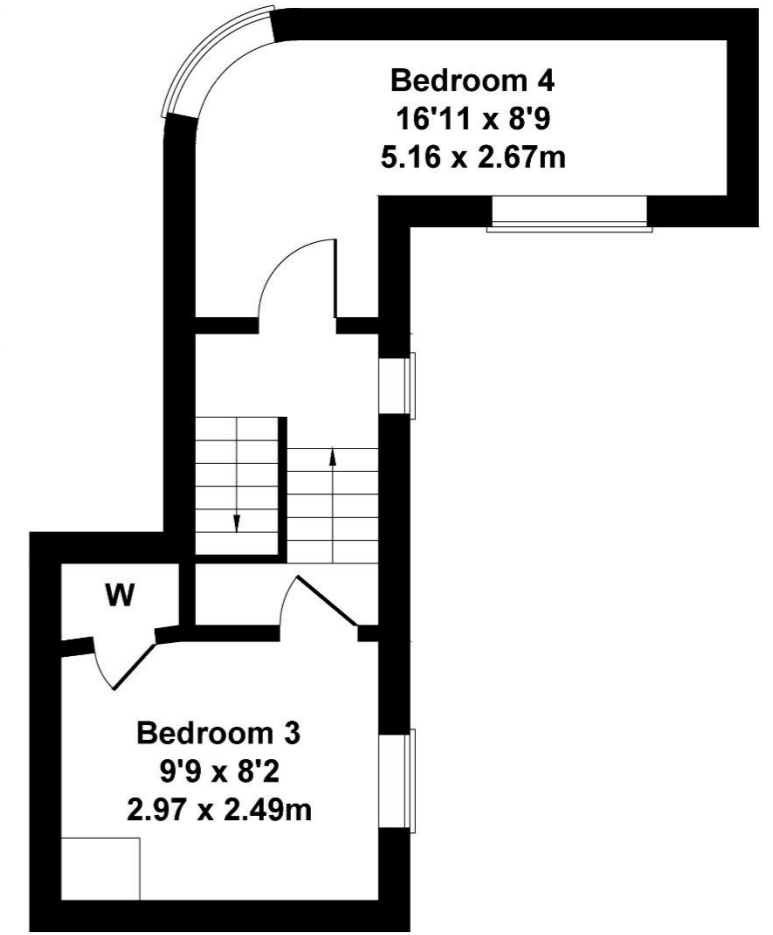
£350,000 Freehold

8D West Street

Approximate Gross Internal Area
1625 sq ft - 151 sq m



GROUND FLOOR



FIRST FLOOR

Not to Scale. Produced by The Plan Portal 2024
For Illustrative Purposes Only.

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

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EPC Rating - E

Viewing Arrangements - Strictly by appointment with Forum Sales & Lettings

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