



Hazelmead



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Askerswell, Dorchester, DT2 9EN

Bridport 4 miles. Dorchester 12 miles. Jurassic Coast 5 miles.

A very attractive and spacious individual detached stone house, with secluded gardens backing onto fields with lovely country views in this peaceful village

- Attractive individual stone house
- 4 Bedrooms, 2 bathrooms (1 en-suite)
- Kitchen/breakfast room, utility
- Double garage and good parking
- Peaceful country village
- Generous 1866 sqft
- 3 Reception rooms
- Village and country views
- South-facing garden onto fields
- Freehold. Council Tax Band F

Guide Price £695,000

THE PROPERTY

Hazelmead is a very attractive and spacious individual detached stone house, set in secluded south-facing gardens backing onto fields with delightful country views in the peaceful village of Askerswell. It was understood to have been built in circa 1990 by a local builder, having attractive natural stone-faced elevations under a tiled roof with traditional timber double glazed windows. The property has been under the current ownership since 1996 and well cared for.

The good sized accommodation is well presented and enjoys a sunny south-facing rear aspect with views over the village and the surrounding countryside. There is potential for a rear conservatory/garden room.

The many excellent features include oil-fired central heating, sealed unit windows, natural stone open fireplace to the living room, well fitted kitchen with solid oak fronted units, space for slot-in cooker, cooker hood and space for dishwasher, upgraded en-suite shower room with corner shower and mains shower and built in wardrobes to three of the bedrooms.



The accommodation extends to:

Ground floor - Entrance lobby, reception hall featuring part double height ceiling, cloakroom, triple aspect through living room with rear patio doors, dining room, study, kitchen/breakfast room, utility

First floor - Landing, large through double aspect principal bedroom with en-suite shower room, three further bedrooms, bathroom.

OUTSIDE

Hazelmead stands well set back and elevated from the lane, being approached over a driveway, providing good parking and turning facilities, leading to a double garage with power, light and boarded loft.

The gardens are well screened and stocked. The front garden is down to lawn behind beech hedging and featuring rose beds. The rear garden is very private, south-facing, well stocked and backs onto fields, being arranged on two levels with adjoining paved terrace, lawns, low stone retaining walls and ornamental pond plus summerhouse, greenhouse and timber shed.

SITUATION

Hazelmead occupies a lovely setting in the small and peaceful village of Askerswell, lying in the Asker Valley and surrounded by beautiful rolling countryside. The village comprises, in the main, period cottages and houses and the River Asker runs through the centre. There is a parish church, village hall and public house located on the doorstep. The immediate locality is designated as an Area of Outstanding Natural Beauty (AONB) and the well known viewpoint of Eggardon Hill is nearby. The stunning World Heritage coastline is within easy reach with bathing beaches at Burton Bradstock and West Bay.

The thriving Georgian market town of Bridport offers an excellent range of shopping, business and cultural facilities, whilst Dorchester is also within easy reach with mainline rail services to London Waterloo.

SERVICES

Mains water, drainage and electricity. Oil-fired central heating.

Broadband - Standard up to 2Mbps and Ultrafast up to 1000Mbps.

Mobile phone service providers available are O2 and Vodafone (likely) for voice and data services inside, and EE, Three, O2 and Vodafone for voice and data services outside.

(Broadband and mobile phone information taken from Ofcom website Results are predictions and not a guarantee. Actual services available may be different from results and may be affected by network outages).

VIEWINGS

Strictly by appointment with Stags Bridport.

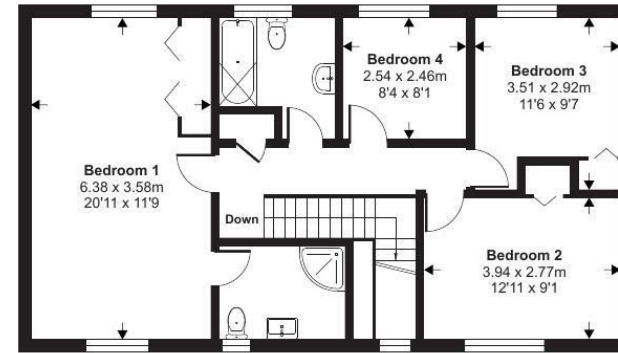
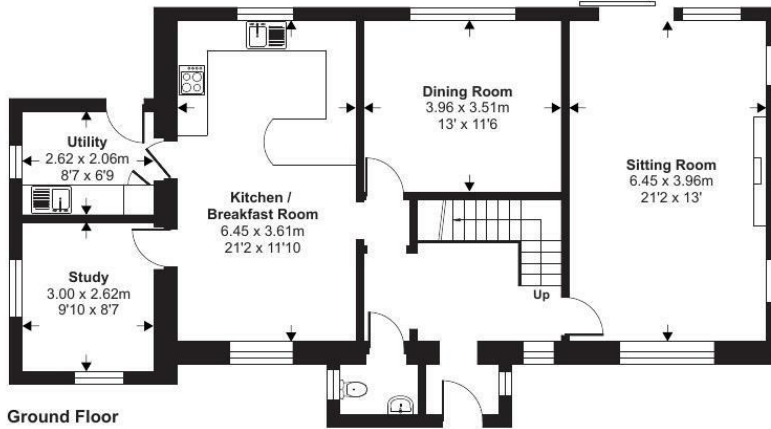
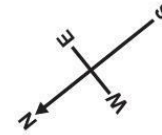
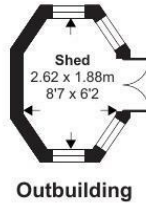
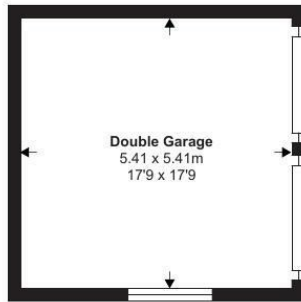
DIRECTIONS

From Bridport proceed east along the A35 towards Dorchester. After about 4 miles and shortly after joining the dual carriageway, turn left, signed Askerswell. At the bottom of the hill bear left towards the village and at the next junction turn left into Hembury Road. Hazelmead is seen after approximately one hundred yards on the left (2nd driveway).



Approximate Area = 1866 sq ft / 173.3 sq m
 Garage = 318 sq ft / 29.5 sq m
 Outbuilding = 46 sq ft / 4.2 sq m
 Total = 2230 sq ft / 207 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©nitchecom 2024. Produced for Stags. REF: 1137206

IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Purchasers must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(54-68) D		61	74
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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