



1 Half Acre Lane



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Beaminster, Dorset DT8 3DJ

Town Centre 0.75 mile. Bridport 7 miles. Jurassic Coast 8 miles.

An attractive, individual detached bungalow in need of improvement in the sought after town of Beaminster.

- Individual detached bungalow
- Spacious 1,200sqft
- 3 Bedrooms
- 2 Shower rooms
- Large living/dining room, utility
- Good sized corner plot
- Garage and potential off-road parking
- Requiring improvement
- Town and countryside nearby
- Freehold. Council Tax Band D

Guide Price £360,000

THE PROPERTY

1 Half Acre Lane is an attractive individual detached bungalow for improvement, on the western side of the sought after historic town of Beaminster. It is believed to have been built in the 1980s of traditional construction with reconstituted stone elevations under a concrete tiled roof.

The good sized accommodation extends to a generous 1,200sqft. The bungalow is now in need of general updating, although there is gas-fired central heating and uPVC double glazed windows and doors.

The accommodation extends to recessed entrance porch, hall, 'L' shaped living/dining room, kitchen, utility, three bedrooms, two shower rooms.

The bungalow stands on a good sized plot.

OUTSIDE

Detached garage with potential to create off-road parking.

Well screened front and rear gardens requiring work/landscaping.



SITUATION

Pleasantly located on the western side of the town. It enjoys the best of both worlds, being close to open countryside and within just 10-15 minutes' level walking distance of The Square. There is also a very handy convenience shop just around the corner plus a nearby primary school. Beaminster is a delightful town, well known for its historic buildings and excellent amenities centred around The Square. It offers a wide range of amenities and bespoke shopping with a thriving local community served by the churches, primary and secondary schools, public houses, medical centre, dentist's surgery plus popular cafes and restaurants. The immediate area is designated as an Area of Outstanding Natural Beauty (AONB) and the town centre is a conservation area.

The thriving market town of Bridport is within easy reach and offers a large range of facilities and is well known for its twice weekly street market. The beautiful Jurassic coastline is also nearby at West Bay. The towns of Crewkerne and Dorchester are also within easy reach, with mainline rail services to London.

SERVICES

All mains services. Gas-fired central heating.
Broadband - Standard up to 16Mbps and Superfast up to 80Mbps.
Mobile phone service providers available are EE, Three, O2 and Vodafone for voice and data services inside and 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 through Stags Bridport.

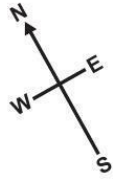
DIRECTIONS

From Bridport take the A3066 to Beaminster. Continue past The Square into Hogshill Street and at the mini-roundabout turn left onto Broadwindsor Road. On passing the shop take the 1st left to Stoke Road and the bungalow will be seen after a short distance on the right, on the corner of Half Acre Lane. (Please note, there is currently no off-road parking - best to take the 1st left into Colverhayes for parking).

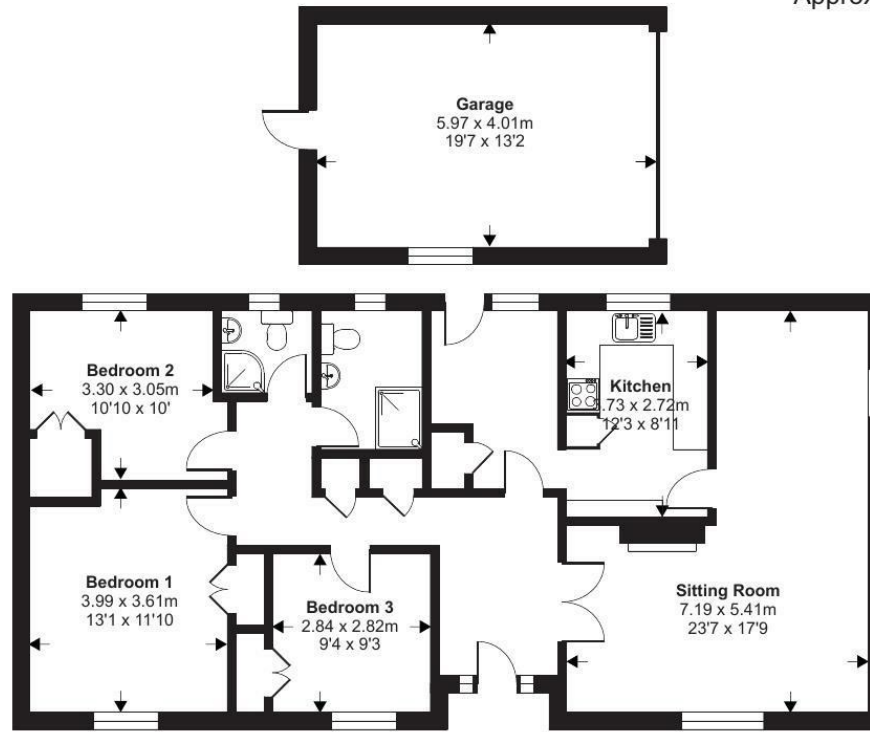
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Approximate Area = 1154 sq ft / 107.2 sq m
 Garage = 258 sq ft / 24 sq m
 Total = 1412 sq ft / 131.2 sq m
 For identification only - Not to scale

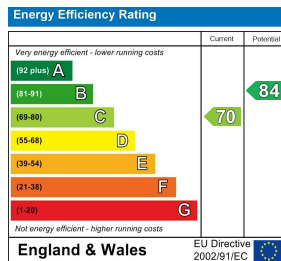


Ground Floor



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©nitchecom 2024. Produced for Stags. REF: 1192529

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