



Drood Cottage

Drood Cottage Rectory

Puncknowle, Dorchester, DT2 9BW

Bridport 6 miles, Jurassic Coast 1.5 miles. Burton Bradstock 3 miles

A charming period stone cottage in a sought after and peaceful Bride Valley village, only a few miles from the Jurassic Coast

- Charming classic cottage
- Very well appointed
- 3 Bedrooms, 2 bathrooms
- West facing courtyard, parking
- Picturesque village setting
- Spacious 1,127sqft
- Many character features
- 2 Reception rooms
- Large separate secluded garden
- Freehold. Council Tax Band Except

Guide Price £525,000

Drood Cottage

is a very attractive attached double-fronted period cottage, understood to date back to the mid-1800s, having main walls of solid stone under a slate roof. It offers well appointed accommodation to a very high standard with numerous character style features including part sash style windows, window seats, fireplaces and stripped pine doors. The cottage has been subject to extensive, and very expensive, refurbishment and enlargement to an exceptional standard.

The many superb features include oil-fired central heating with combi boiler, well equipped kitchen with fired earth French tiles and comprehensive appliances (Rangemaster cooker range, Rangemaster cooker hood, integrated Neff dishwasher, Bosch washing machine and integrated Hotpoint fridge and freezer), attractive contemporary bathroom and shower rooms.

Briefly, the well presented accommodation extends to:

Ground floor - Hall, living room, dining room, kitchen, lobby, cloakroom

First floor - Landing, principal bedroom with en-suite bathroom, two further bedrooms, shower room (Jack and Jill doors from bedrooms 2 & 3)

The cottage also features a front area for parking, attractive sunny rear west facing courtyard and a very nearby large well stocked, secluded, garden.



HOLIDAY LETTING BUSINESS

A successful holiday letting business has been operated until very recently. The comprehensive contents and bespoke curtains are all available by separate negotiation.

OUTSIDE

The cottage is set slightly back from the lane with hardstanding parking for 1-2 cars. At the rear is an attractive sunny west facing, stone paved, courtyard with outside store. A pedestrian right of way (between April and Duck Cottages immediately to the north) gives access to a separate, very large, well stocked, part walled garden with extensive areas of lawn together with a wide variety of trees and shrubs and timber shed.

SITUATION

Drood Cottage occupies a picturesque setting in Rectory Lane, close to the village centre. Puncknowle is an attractive peaceful village in a beautiful area known as The Bride Valley. The village has a thriving community and amenities include a thatched pub, church and village hall. The nearby village of Litton Cheney has a primary school, whilst within three miles are the coastal villages of Burton Bradstock and Abbotsbury.

The area is designated as being one of outstanding natural beauty (AONB) and the World Heritage coastline is very nearby at West Bexington. The historic town of Bridport and coastal resort of West Bay are within only ten minutes' drive. Dorchester and Weymouth are also within easy reach, with rail services to London.

SERVICES

Mains water, electricity and drainage. Oil-fired central heating. Underfloor electric heating to bathroom.

Broadband Speeds
Standard Speed 2Mbps
Superfast Speed 80Mbps

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

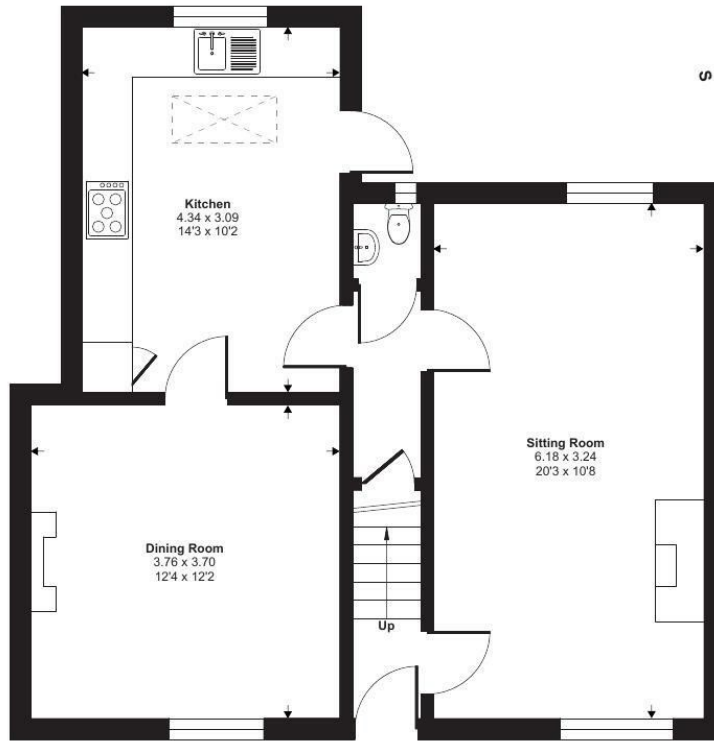
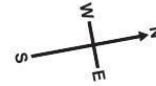
DIRECTIONS

From Bridport take the B3157 coastal road towards Weymouth. Proceed through Burton Bradstock and at Swyre turn left, signed Puncknowle, Drive into Puncknowle village and just before the church turn left into Rectory Lane. Drood Cottage will be seen after a short distance on the left.

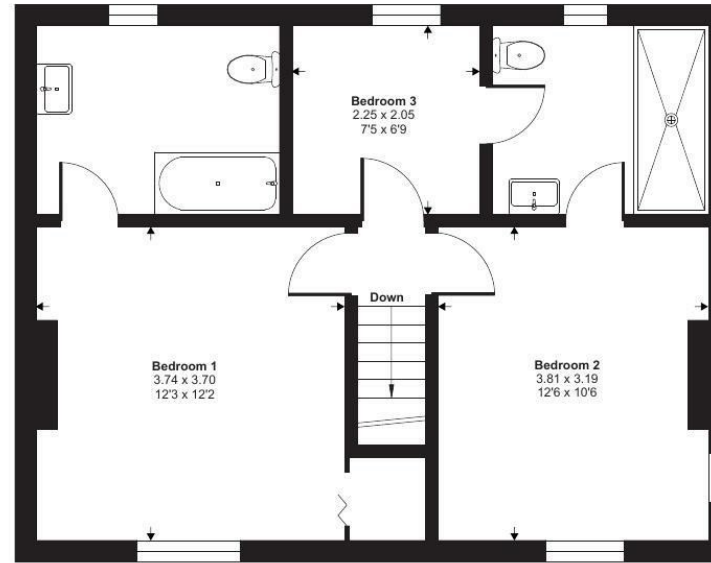


Approximate Area = 1127 sq ft / 104.7 sq m

For identification only - Not to scale



Ground Floor



First Floor



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Stags. REF: 1236800

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