



Coppers Cottage







Coppers Cottage Rhode Barton

Lyme Regis, Dorset, DT7 3UE

Town Centre/Seafront 2 miles. Bridport 10 miles.

A very impressive and well appointed chalet-style residence with wonderful country views, occupying a secluded and peaceful setting yet within easy reach of Lyme Regis town and the sea

- Very spacious home
- 4-5 Bedrooms
- Self-contained 1 bedroom annexe
- Beautiful gardens plus extensive fields
- Close to Lyme Regis town/sea
- Lovely peaceful country setting
- 4 En-suite bathrooms
- Garage and playroom/studio
- In all about 8.27 acres
- Freehold. Council Tax Band E

Guide Price £1,350,000

Stags Bridport

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THE PROPERTY

Coppers Cottage is a very impressive, spacious and well appointed, individual chalet-style residence with a self-contained annexe, playroom/studio and double garage, set in beautiful gardens and with extensive fields, with lovely long range views in a private and very peaceful country setting within easy reach of Lyme Regis town and the beaches.

It was originally built in circa 1994 for the current ownership and with later additions, having attractive stone, flint, brick and rendered elevations under a slate roof. The accommodation is extensive, well proportioned and well presented.

Finished to a high specification, features include oil-fired central heating timber uPVC windows, wood burners, well equipped kitchen with solid oak fronted units and matching island, Bosch electric double oven, microwave, induction hob and cooker hood, attractive upgraded shower fittings and extensive bedroom furniture to the principal bedroom.

There are a whole number of character-style features including a pair of large brick and beam fireplaces, feature beams, cottage doors and exposed stone and flint walls.

There is also the added benefit of extensive outbuildings, self-contained annexe (ideal for a whole range of uses ie family, dependant relative, long term or holiday lettings) and a large games room/studio offering potential for additional accommodation, subject to planning.

Briefly extending to:

THE MAIN HOUSE

Ground floor - Reception hall with sky tube, cloakroom, living room with wide patio doors, utility, study, playroom/gym, kitchen/breakfast room, large conservatory with patio doors both from the kitchen and lounge, lounge, principal bedroom with extensive bedroom furniture and en-suite shower room with walk-in shower, second bedroom with patio doors and en-suite shower room.

First floor - Landing, third bedroom with interconnecting fifth bedroom/nursery and en-suite shower room, fourth bedroom with en-suite shower room.

THE ANNEXE

Open plan living room/kitchen, bedroom and en-suite shower room.

OUTSIDE

Coppers Cottage is set well back and tucked away over its own long driveway leading to a large inner courtyard with parking area, pair of single carports (one adjoining) and detached timber games room/studio. There is also a large garage.

Delightful formal gardens, attractively landscaped, principally down to lawn together with paved terracing, large lily/fish pond, pavilion incorporating wood burner/oven, second timber pavilion, large pond and a whole variety of mature trees including fruit with cherry, apple and pear.

There are also extensive fields, with shelters and a paddock, with water troughs.





AGENTS' NOTE

- Coppers Cottage is attached to a neighbouring property but is virtually detached.
- The field has been let informally for some 14 years with an income of £120 per month. This arrangement can continue or cease.

SITUATION

Coppers Cottage occupies a wonderful, peaceful and private, country setting on the south eastern edge of Lyme Regis, yet within easy reach of all amenities. Lyme Regis is a highly sought after historic coastal resort, famous for its historic buildings, The Cobb and its beautiful beaches on the stunning Jurassic Coast. The town can be reached via footpaths and along the River Lym. Lyme Regis Golf Club is very nearby.

It is a very pretty town and offers excellent shopping, business and leisure facilities together with primary and secondary schools. The immediate area is designated as an Area of Outstanding Natural Beauty (AONB) and from the property there is easy access to open countryside and the South West Coast Path. The market town of Axminster is very nearby, with a mainline train service to London Waterloo.

SERVICES

Mains electricity and water. Septic tank drainage (shared with the neighbouring properties and very cost-effective), water troughs, mains water and spring fed. Oil-fired central heating.

Broadband - Standard up to 25Mbps..

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

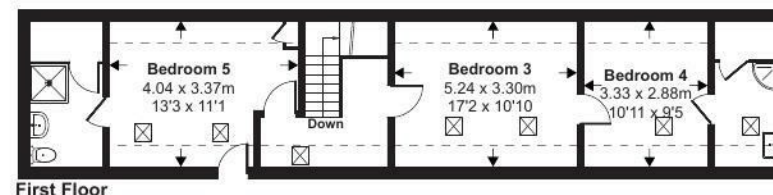
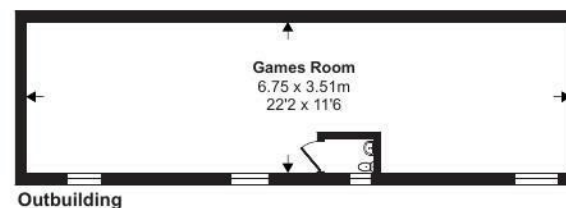
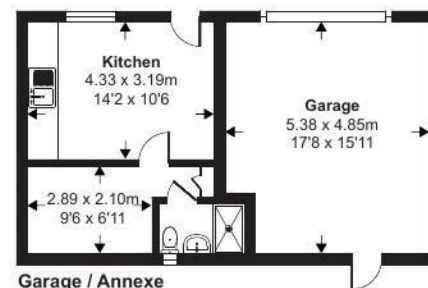
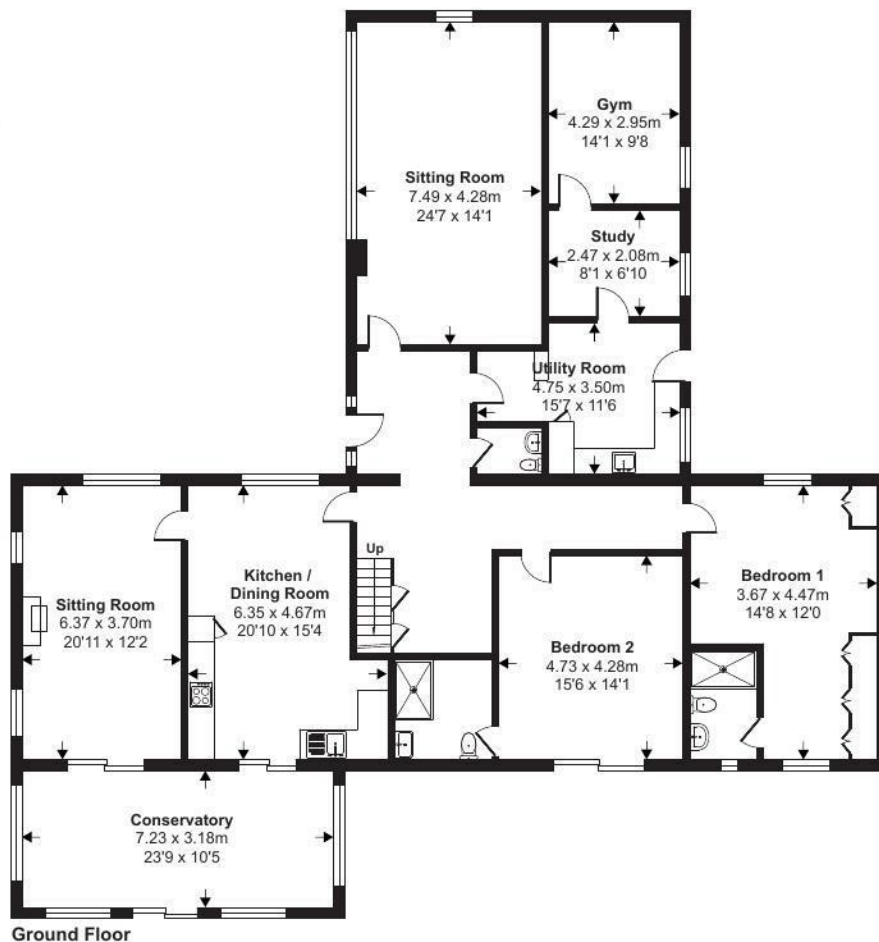
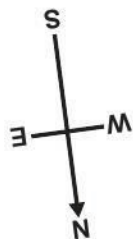
(Broadband and mobile phone information taken from Ofcom website Results are predictions and not a guarantee. Actual services available may be different from results and may be affected by network outages).

VIEWINGS

Strictly by appointment with Stags Bridport.

DIRECTIONS

From Bridport proceed west along the A35. At the end of the Charmouth Bypass take the 2nd exit at the roundabout to Lyme Regis. After exactly 1.1 miles the unnamed entrance will be seen on the right. Continue down this driveway for about 0.4 mile then turn right and the property is at the far end.



Approximate Area = 2912 sq ft / 270.5 sq m
Limited Use Area(s) = 214 sq ft / 19.8 sq m
Annexe = 738 sq ft / 68.5 sq m
Garage = 264 sq ft / 24.5 sq m
Total = 4128 sq ft / 383.3 sq m

For identification only - Not to scale

Denotes restricted
head height



Floor plan produced in accordance with RICS Property Measurement 2nd Edition,
Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2025.
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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		
(55-68) D	67	71
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		



