



7 Evie Place, Dorchester , DT1 1NJ
Asking Price Of £395,000 Freehold

- Offered for sale with no onward chain
- Three-bedroom townhouse arranged over three floors
- Principal bedroom with en-suite shower room
- Spacious lounge, fitted kitchen and ground floor WC
- Enclosed rear garden with gated access
- Off-road parking and convenient location close to town
- EPC C



Score	Energy rating	Current	Potential
92+	A		
81-91	B		91 B
69-80	C	80 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Offered for sale with no onward chain, this attractive three-bedroom townhouse provides spacious and well-arranged accommodation over three floors, making it an ideal purchase for first-time buyers, growing families, or investment buyers alike.

The property is conveniently situated close to the town centre, offering easy access to a range of shops, schools, leisure facilities, and transport links. Internally, the accommodation is both practical and versatile. The ground floor comprises an entrance hall, a useful cloakroom/WC, a fitted kitchen with ample storage and worktop space, and a generous lounge providing an excellent space for relaxing and entertaining.

On the first floor are two well-proportioned bedrooms served by a family bathroom. The second floor is dedicated to the principal bedroom, creating a private and spacious retreat complete with its own en-suite shower room.

Outside, the property benefits from an enclosed rear

garden, ideal for enjoying outdoor dining and family activities. A gated rear access leads directly to the off-road parking area, providing both convenience and security.

Combining flexible living accommodation, off-road parking, a private garden, and a sought-after location close to the town centre, this well-presented home represents an excellent opportunity for a wide range of buyers. Early viewing is highly recommended

ENTRANCE HALL

CLOAKROOM

KITCHEN 15' 4" x 8' (4.67m x 2.44m)

LOUNGE 15' 3" x 10' 7" (4.65m x 3.23m)

FIRST FLOOR LANDING

BEDROOM 15' 3" x 12' 9" (4.65m x 3.89m) Max

measurements. Irregular shaped room.

BEDROOM 13' 4" x 8' 3" (4.06m x 2.51m) Max measurements. Irregular shaped room.

BATHROOM

SECOND FLOOR

BEDROOM 25' x 11' 11" (7.62m x 3.63m) Max measurements. Irregular shaped room. Some sloping ceilings.

ENSUITE SHOWER ROOM









All measurements are approximate and for display purposes only

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