73, Court Orchard Road

STAGS

73, Court Orchard

, Bridport, DT6 5EZ

Bridport Town Centre 0.4 mile. West Bay/Jurassic Coast 2 miles

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An attractive and well improved older style semi-detached house with off-road parking in an established residential area within easy reach of the town centre

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- Attractive older style house
- Well improved and presented
- 2 Reception rooms
- West facing good sized rear garden
- Close to town and open countryside
- Spacious 1127sqft
- 3 Bedrooms
- Modern kitchen and bathroom
- Off-road parking/driveway
- Freehold. Council Tax Band A

Guide Price £325,000

THE PROPERTY

73 Court Orchard Road is a very attractive, older style, semi-detached house in a popular and well established residential area. It was traditionally built in circa 1943 and under the current ownership has been subject to a whole number of improvements to create a lovely older style family home with all modern amenities.

The many excellent features include gas-fired central heating, uPVC windows, modern contemporary kitchen with breakfast bar and integrated appliances (gas oven, gas hob and cooker hood) and a modern bathroom.

The well presented accommodation enjoys views of Allington, Coneygar and Watton Hills and comprises:

Ground floor - Reception hall, cloakroom, through living room with feature fireplace, dining room/office/4th bedroom, kitchen, rear lobby.
First floor - Landing, 3 bedrooms, bathroom.

The property also has the big selling feature of off-road parking and a good sized west facing rear garden with large summerhouse/studio.

OUTSIDE
Double gates onto a driveway/parking area.

Enclosed front garden designed for low maintenance and with side pedestrian access. Good sized rear garden, which is attractively landscaped and arranged in two areas, including a terrace, raised beds, two fish ponds, two timber sheds and a large summerhouse/studio with power, light and wifi.

SITUATION
The property is well located in a cul-de-sac with no passing traffic and close to open fields. Court Orchard Road forms part of the popular and well established residential area in North Allington and within easy reach of the town centre. Bridport has an excellent range of shopping and business facilities together with a twice weekly market. The immediate locality is designated as an Area of Outstanding Natural Beauty (AONB) and Allington Hill (Woodland Trust) is only a few minutes' walk away.

The popular coastal resort of West Bay and the stunning World Heritage coast is within only a few miles.

SERVICES
All mains services. Gas-fired central heating.
Broadband - Standard up to 13Mbps and Ultrafast up to 1000Mbps.
Mobile phone service providers available are EE, Three and O2 for voice and data services outside 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).

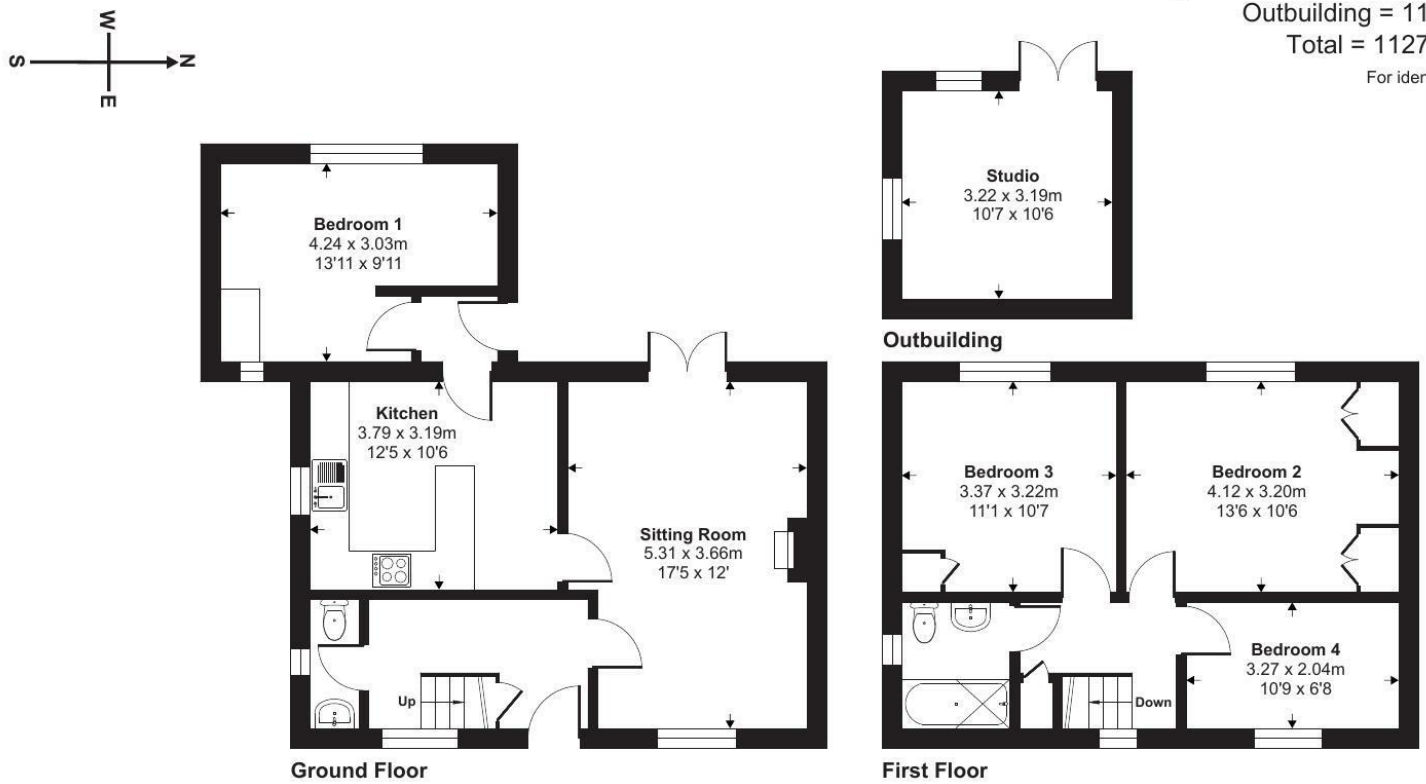
VIEWINGS
Strictly by appointment with Stags Bridport.

RESIDENTIAL LETTINGS
If you are considering investing in a Buy To Let or letting another property and require advice on current rents, yields or general lettings information to ensure you comply, please contact a member of our lettings team on 01308 428001 or via email rentals.bridport@stags.co.uk

DIRECTIONS
From Stags' Bridport office in South Street, proceed to the Town Hall and turn left into West Street. Continue across the mini-roundabout and at the 2nd mini-roundabout turn right, signed Broadwindsor, into North Allington. After about 0.3 mile turn right into Parsonage Road and 1st left into Court Orchard Road. Continue to the end and the property is seen on the left.
What3Words///confusion.embarks.items

AGENT'S NOTE
This is a former local authority property to which Section 157 of the Housing Act 1985 applies. The purchaser must be intending to use the property as a principal residence, subject to a formal application to Magna Housing Association (small fee applies).

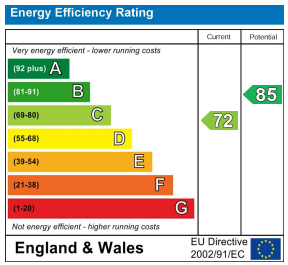
Approximate Area = 1016 sq ft / 94.3 sq m
Outbuilding = 111 sq ft / 10.3 sq m
Total = 1127 sq ft / 104.6 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Stags. REF: 1423948

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.

STAGS



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