



Somerleigh Road, Dorchester, DT1 1

Guide Price £170,000

Meyers Estates Poundbury

www.meyersstates.com | 01305 259436



- Ground Floor Retirement Apartment
- Exclusive Over 65's Building
- One Double Bedroom
- Communal Gardens and Lounge
- 24-Hour Emergency Response
- Secure Entry Phone System
- Gated Secure Building
- Off street resident/visitor parking
- Short Walk to The Town Centre, Local Shops and Restaurants
- Customisable care packages Available

A well-presented one double bedroom ground floor retirement apartment for the over 65s, offered for sale with no forward chain and situated in the heart of Dorchester town centre. Located within Hascombe Court, this property provides comfortable and independent living within a safe and supportive environment, with customisable care packages available and a 24-hour emergency response service for added peace of mind.

The accommodation is thoughtfully arranged and offers a practical layout for relaxed retirement living. The apartment comprises a generous double bedroom, a well-proportioned living room with space for both seating and dining, and a fitted kitchen designed for ease of use. A modern bathroom completes the internal accommodation. The property is well maintained throughout and benefits from direct access to the mature communal gardens, providing a pleasant outdoor space to enjoy during warmer months.

Residents also have use of a welcoming communal lounge, creating a social hub within the development and offering opportunities to meet neighbours and take part in organised activities. Externally, residents' parking is available on a first-come, first-served basis, ensuring convenient access for homeowners and visitors alike.

Situation & Area Guide

Hascombe Court enjoys a central position within Dorchester, the historic county town of Dorset. The town offers a comprehensive range of amenities including high street shops, independent boutiques, cafés, restaurants, supermarkets, and cultural attractions. Excellent healthcare facilities, leisure centres, and community services are all within easy reach, making it an ideal setting for retirement living.

Dorchester benefits from mainline rail services to London Waterloo and the south coast, along with good road connections to surrounding towns and villages. The beautiful Dorset countryside and the renowned Jurassic Coast are also easily accessible.

This is a rare opportunity to acquire a centrally located retirement apartment offering security, convenience, communal facilities, and independent living in a vibrant and well-connected setting.

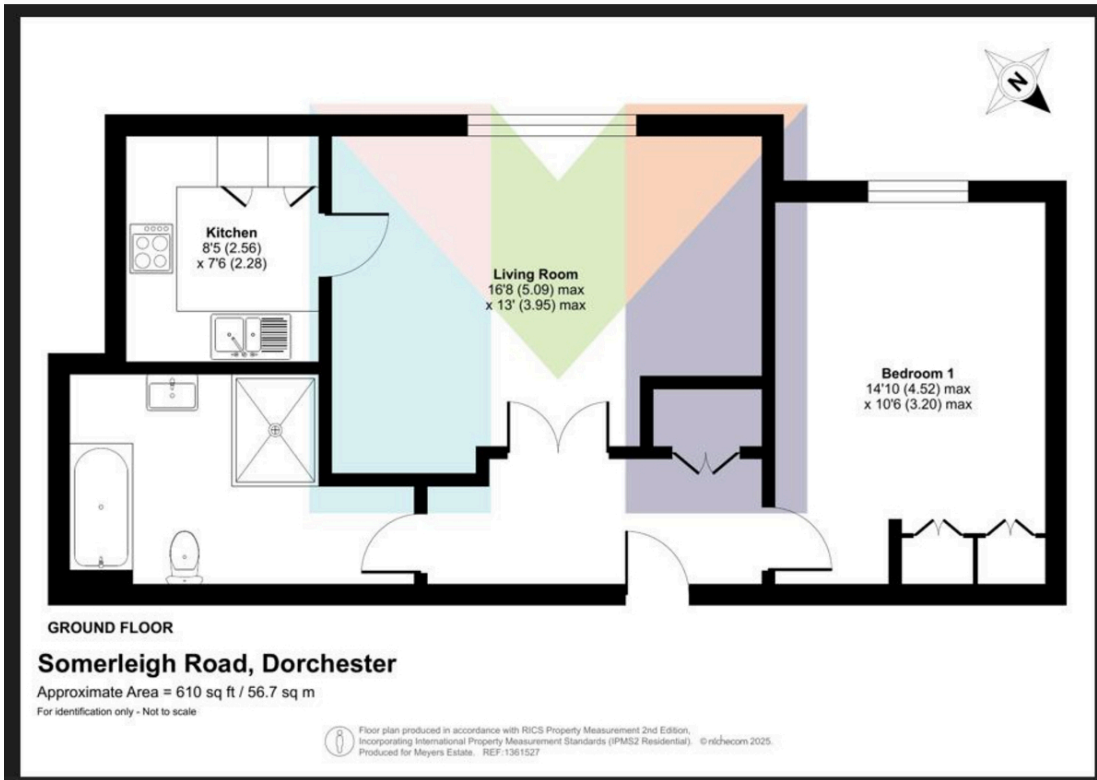




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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C	75	76
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92+)	A		
(81-91)	B		
(69-80)	C	75	77
(55-68)	D		
(39-54)	E		
(21-38)	F		
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