

Symonds  
& Sampson

# Flat 25 The Cooperage

Eldridge Street, Dorchester, Dorset

# Flat 25

## The Cooperage

Eldridge Street, Dorchester  
Dorset, DT1 1HE

An impressive spacious apartment with parking and a balcony, conveniently situated in Brewery Square within the heart of the historic county town of Dorchester.



- Second floor apartment
- Secure underground parking
  - Private balcony
- Ensuite and walk in wardrobe with the master bedroom
  - Spacious living areas
    - 24 concierge
  - Lift access to all floors

Guide Price **£310,000**

Freehold

Dorchester Sales  
01305 261008  
[dorchester@symondsandsampson.co.uk](mailto:dorchester@symondsandsampson.co.uk)



## THE PROPERTY

This second floor apartment has been well maintained by the current owner, creating a stylish and contemporary home in a convenient location to access all the benefits of Brewery Square and the county town.

Internally the accommodation is finished to an extremely high specification with video entry system, full length doors to all rooms fronting the balcony, walnut veneered cabinetry, under floor heating throughout, air ventilation system and fibre broadband.

The main feature is the open plan living and kitchen area offering spacious living accommodation. The kitchen is extensively fitted and benefits from integrated appliances including induction hob with extractor over, fan assisted oven, microwave oven, space for a dishwasher, fridge and freezer. Utility room, having plumbing/space for a washing machine and tumble dryer. Additional sink and a gas fired boiler.

A well-appointed main shower room is fitted with a contemporary white suite with full height travertine tiled walls. The master bedroom has fitted wardrobes, walk in wardrobe and stunning en suite bathroom. Second double bedroom, also with a fitted wardrobe.

## OUTSIDE

The apartment benefits from secure underground parking for one car, accessed by the lifts.

A private balcony / terrace with space for seating as well as a delightful, well tended communal garden.

## SITUATION

Brewery Square boasts a development with a variety of eateries, including, Wagamama, Zizzi, Pizza Express, Vivo Lounge, Nandos, Brewhouse & Kitchen and Costa. The square also includes a Premier Inn, an Odeon Cinema and multiple fashion retailers. The Dorset County Hospital is nearby.

Dorchester south and west train stations provide services to London Waterloo and Bristol Temple Meads respectively. The main County town also provides a good range of shops, restaurants and leisure facilities. There are numerous sports clubs around the town including cricket, rugby, football, tennis and golf. There are many footpaths and bridleways across the beautiful surrounding countryside.

## DIRECTIONS

What3words///reduce.oval.cello

## SERVICES

Mains, water, gas, drainage and electricity are connected. Gas fired central heating.

Broadband - Ultrafast speed available

Mobile - There is mobile coverage in the area, please refer to Ofcom's website for more detail.

Council Tax Band: E (Dorset Council - 01305 251010)

## MATERIAL INFORMATION

\*Please note: Holiday lets and Airbnb are not permitted.

We are advised by the vendor;

Lease Details

201 years from 08/08/2008 Term remaining in years 184.

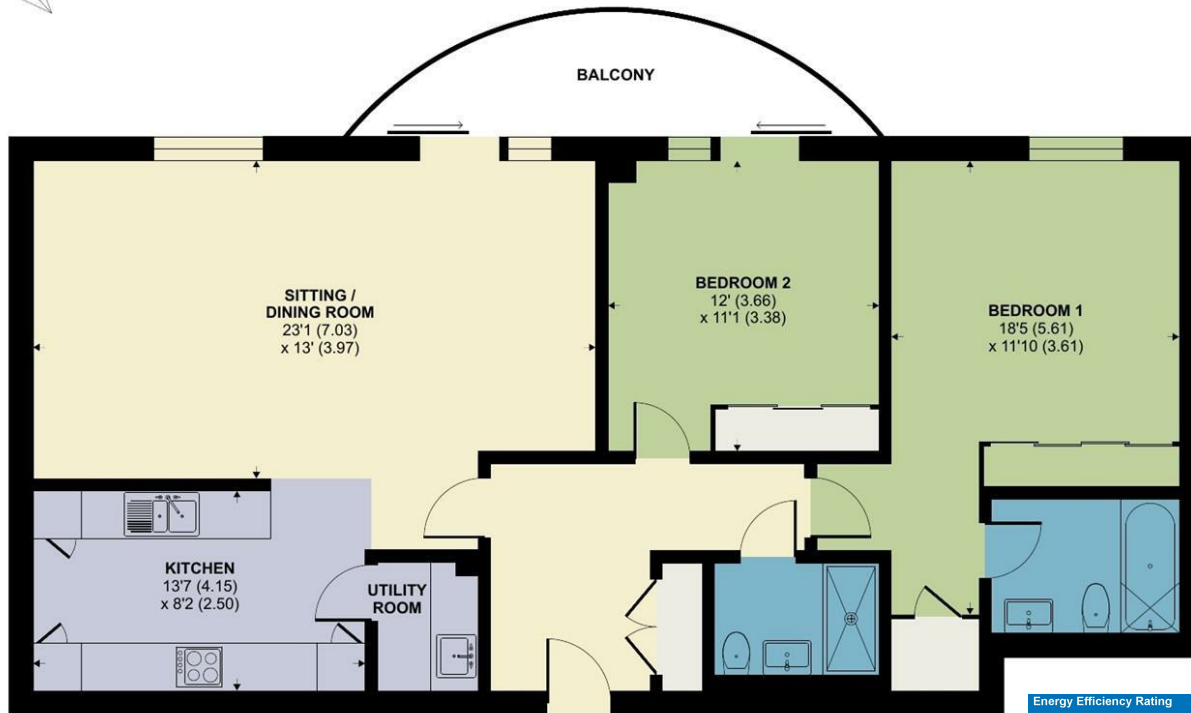
Ground rent £250. Service Charge £3261.70 per annum.



## Eldridge Street, Dorchester

Approximate Area = 1001 sq ft / 92.9 sq m

For identification only - Not to scale



THIRD FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Symonds & Sampson. REF: 1375114



Energy Efficiency Rating			
	Current	Potential	
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>	84	84	
EU Directive 2002/91/EC			



Dorchester/KWI/17.12.2025



01305 261008

dorchester@symondsandsampson.co.uk  
Symonds & Sampson LLP  
9 Weymouth Avenue, Brewery Square,  
Dorchester, Dorset DT1 1QR



Important Notice: Symonds & Sampson LLP and their Clients give notice that: 1. They have no authority to make or give any representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the properties have all necessary planning, building regulation or other consents and Symonds and Sampson LLP have not tested any services, equipment or facilities. 3. We have not made any investigation into the existence or otherwise of any issues concerning pollution of the land, air or water contamination and the purchaser is responsible for making his/her own enquiries in this regard. 4. The property is sold subject to and with the benefit of all existing wayleaves, easements and rights of way whether public or private, specifically mentioned or not. The vendors shall not be required to define any such rights, privileges or advantages.

**SALES | LETTINGS | AUCTIONS | FARMS & LAND | COMMERCIAL | NEW HOMES | PLANNING & DEVELOPMENT**