

Floor Plan
Approx. 55.8 sq. metres (600.9 sq. feet)



Total area: approx. 55.8 sq. metres (600.9 sq. feet)

1 Market House
Market Place
Sturminster Newton
Dorset
DT10 1AS

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			86
(69-80) C			
(55-68) D		66	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive	

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Barnes Close
Sturminster Newton

Guide Price
£230,000

A two bedroom semi detached bungalow situated within easy walking distance of Sturminster Newton town centre, set in the heart of the Blackmore Vale. Well served for everyday needs, the town offers a good range of amenities including independent shops, cafes, pubs, a primary and secondary school and direct access to the North Dorset Trailway.

Arranged across a single level and well proportioned throughout, the accommodation offers practical and comfortable living. Two double bedrooms sit alongside a modern kitchen, a sitting room with double doors leading directly out to the rear garden, and a bathroom. Natural light comes in well throughout, making for a bright and inviting home.

Outside, an enclosed rear courtyard garden enjoys a good level of privacy and is not overlooked, accessed directly from the sitting room. A secure garage with an up and over door is situated within a nearby block. Offered for sale with the benefit of no onward chain.



Accommodation

Inside

The bungalow is entered via a porch which leads into an inner hallway, providing access to all principal rooms. The sitting/dining room is a well-proportioned and welcoming space, offering ample room for both seating and dining furniture and enjoying a pleasant outlook over the rear courtyard.

The kitchen is fitted with modern, soft-closing floor and eye-level cupboards, complemented by tiled splashbacks and a ceramic sink with drainer. Integrated appliances include a built-in electric oven with ceramic hob and extractor hood above, with further space provided for a fridge/freezer, washing machine and slimline dishwasher.

There are two good-sized bedrooms, both offering comfortable accommodation and flexibility for guest use or home working if required. The accommodation is completed by a bathroom fitted with a white suite, serving both bedrooms and guests.

Outside

Garden

To the front of the property is a lawned garden bordered by slate beds, creating an attractive and low-maintenance approach. A pathway leads to the main entrance, and the front garden enjoys an open and pleasant aspect.

To the rear is an enclosed courtyard garden laid predominantly to paving stone, offering a private and low-maintenance outdoor space ideal for seating and entertaining. A raised bed planted with shrubs adds interest, while further features include an outside tap and external lighting. The rear garden benefits from a good degree of privacy.

Garage and Parking

A secure garage with an up and over door is located within a nearby block, and there is ample road parking available close to the property.

Useful Information

Energy Efficiency Rating D
Council Tax Band B

uPVC Double Glazing
Gas Fired Central Heating from a Combination Boiler
Mains Drainage
Freehold
Barnes Close Association
No Onward Chain

Location and Directions

Sturminster Newton is a thriving market town set in the heart of the Blackmore Vale, offering a wide range of everyday amenities including independent shops, supermarkets, cafés, schools and leisure facilities. The town is well known for its scenic riverside walks along the River Stour and its surrounding countryside, providing excellent opportunities for walking and outdoor pursuits. Road links give access to Blandford Forum, Sherborne and Shaftesbury, making the town a popular choice for those seeking a balance of rural surroundings and town convenience. Postcode - DT10 1BN
What3words -
///driveway.limelight.cheered

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