

Symonds & Sampson

Longfield

Verriots Lane, Morcombelake, Bridport, Dorset

Longfield

Verriots Lane
Morcombelake
Bridport
Dorset DT6 6DU

GUIDE RANGE £600,000 - £625,000. Detached bungalow situated in a plot of 0.82 acres enjoying wonderful views towards Charmouth and Golden Cap.

3 2 2

- Far reaching countryside views
- Large plot of 0.82 acres
- Detached garage and separate workshop
- Ample parking
- South facing garden

Guide Range **£600,000 - £625,000**
Freehold

Bridport Sales
01308 422092
bridport@symondsandsampson.co.uk







THE DWELLING

This property is all about views. Situated in an elevated position, the property enjoys wonderful panoramic views over the Char Valley and towards Golden Cap to the sea. Add to that a generous plot with predominantly south facing gardens, a garage with a separate workshop and a driveway providing ample parking, this property is the full package.

ACCOMODATION

The principal rooms all face south, with large windows overlooking the garden and taking in the wonderful views beyond. The modern kitchen is to one side, and is fitted with a comprehensive range of wall and base units with an integrated electric double oven, induction hob, dishwasher, washing machine and space for a fridge freezer and a breakfast table. French doors open onto a small raised balcony enjoying views towards the Char Valley. The living room has a focal point of a wood burning stove and steps into a conservatory which takes in much of the panoramic views. Adjacent to the living room is a formal dining room, which could be utilised as a study or a fourth bedroom if required.

To the other end of the property are the three bedrooms, all of which are doubles. The principal bedroom is particularly spacious, with a large picture window taking in the views and with a door out onto the paved terrace. There is a family bathroom equipped with a bath and separate shower, and to the other end of the spacious hallway there is an additional shower room.

OUTSIDE

The gardens are a particular feature of the property and would suit a keen gardener, with both vegetable and fruit areas, a greenhouse, a shed, a well and large areas of lawn bordered with mature shrubs and plants. Adjoining the southern side of the bungalow is a paved terrace, taking in the wonderful countryside views. There is a detached single garage with power and light, with a separate workshop behind. A driveway provides ample parking and a turning area. On the other side of the lane is a small area of woodland that is included in the sale.

SITUATION

The property lies in the village of Morcombelake, which has a well stocked farm shop. The sea is accessible at Chideock and Charmouth, with walking along the coast path. The market town of Bridport lies approximately 4 miles to the East. Bridport has a history of rope-making and is now a gateway to the Jurassic World Heritage coastline at nearby West Bay. It has a variety of independent shops, supermarkets, public houses and restaurants catering for a range of tastes andexcellent arts and music events.

Bridport is conveniently placed for Dorchester and Weymouth to the east and Axminster to the west. Walking, water sports and riding opportunities are plentiful in the area. Communication links are good with road links along the A35 and mainline stations at Maiden Newton and Axminster. Charmouth and Lyme Regis are also just a short motoring distance away.

DIRECTIONS

What3words///cadet.tightrope.dispose

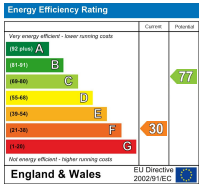
SERVICES

Mains electricity and water. Oil fired central heating.
Private drainage to a septic tank.
Broadband - Superfast speed available.
Mobile - There is mobile coverage in the area, please refer to Ofcom's website for more details (https://checker.ofcom.org.uk/).
Council Tax Band: E (Dorset Council - 01305 251010)
EPC: F









Verriotts Lane, Morcombelake, Bridport

Approximate Area = 1361 sq ft / 126.4 sq m
Garage = 143 sq ft / 13.2 sq m
Outbuilding = 148 sq ft / 13.7 sq m
Total = 1652 sq ft / 153.3 sq m
For identification only - Not to scale



GROUND 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: 1358255

Symonds & Sampson

BRI/DM/REV02112026

RICS Regulated by RICS

naea | propertymark PROTECTED

www.thelondonoffice.co.uk 40 ST JAMES'S PLACE SW1

01308 422092

bridport@symondsandsampson.co.uk
Symonds & Sampson LLP
23, South Street,
Bridport, Dorset DT6 3NU

Symonds & Sampson

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 of 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