



24A

Cheap Street, Sherborne, Dorset

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Cheap Street
Sherborne
DT9 3PX

A beautifully presented three-bedroom apartment in the heart of Sherborne, with a private west-facing roof terrace and allocated gated parking.



- Three-bedroom first and second floor apartment
 - Recently refurbished throughout
 - Prime central Sherborne location
 - Character features throughout
- Generous open-plan kitchen/dining room
 - Private west-facing roof terrace
 - Allocated parking

Guide Price **£290,000**

Leasehold

Sherborne Sales
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THE DWELLING

Situated within the centre of historic Sherborne, this charming and recently updated three-bedroom apartment offers well-proportioned accommodation arranged over the first and second floors, with the considerable luxury of a private roof terrace and allocated parking.

The property combines character features with modern-day living, including exposed beams to the upper bedrooms, sash windows and an attractive electric fireplace. The accommodation is particularly versatile, with the additional reception/bedroom on the first floor providing flexibility for those requiring a home office, snug or further bedroom.

ACCOMMODATION

Accessed from the ground floor, a private staircase rises to the first floor, where the accommodation opens into a light and welcoming entrance area.

The open-plan kitchen/dining room forms the heart of the apartment and is particularly well suited to both everyday living and entertaining. The kitchen has been fitted with a contemporary Shaker-style Howdens kitchen, incorporating a Belfast sink and space for freestanding white goods. A useful store cupboard houses the boiler and provides additional storage. French doors open directly onto the roof terrace, creating a natural connection between the indoor and outdoor living spaces.

The sitting room is a well-proportioned providing light-filled reception space, with a sash window and an attractive electric fireplace creating a focal point to the sitting room.

Also on this floor is a further versatile room, currently utilised as a bedroom, which could equally lend itself to use as an additional reception room, study or snug depending upon the requirements of the next owner.

A modern family bathroom completes the first-floor accommodation and is fitted with a contemporary suite.



Stairs rise to the second floor, where a light-filled landing provides access to two further bedrooms and a cloakroom.

The principal bedroom is a generous room with an abundance of character, including exposed beams, and benefits from built-in wardrobes. The third bedroom is also particularly well proportioned, with exposed beams adding to the charm and character of the space.

OUTSIDE

A particular feature of the property is the private west-facing roof terrace, accessed directly from the kitchen/dining room via French doors. The terrace provides a delightful outdoor setting, with a paved surface and ample space for seating, making it an appealing area in which to relax, entertain or enjoy the evening sun.

At ground-floor level, adjacent to the entrance, there is a useful private store cupboard, providing valuable additional storage.

To the rear of the property is an allocated parking space, accessed via Hospital Lane. The shared parking area is gated, with the property benefiting from a key fob for access.

SITUATION

The property is quietly positioned at the end of a no-through road, offering a peaceful residential setting whilst remaining within easy reach of Sherborne's highly regarded High Street. The town provides an excellent range of boutique shops, artisan bakeries, cafés, restaurants, gastropubs and everyday amenities, alongside its popular farmers' market.

The historic Sherborne Abbey, Almshouses and a number of well-regarded schools are all within close proximity, including the town's renowned independent schools and respected state schools. Sherborne mainline railway station is also conveniently located, offering a direct service to London Waterloo in just over two hours, making the town particularly appealing to commuters.



Further amenities can be found in Yeovil, approximately 5.5 miles, and Dorchester, approximately 18 miles, whilst Castle Cary, around 12 miles away, provides a faster rail service to London Paddington. The A303 is readily accessible, providing excellent road connections towards the Home Counties and beyond, with Bournemouth, Bristol and Exeter airports all within convenient travelling distance.

MATERIAL INFORMATION

Mains electric, water and drainage.
Gas central heating.

Broadband - Ultrafast broadband is available.
Mobile phone connection is available at the property for further information please see - <https://www.ofcom.org.uk>
Dorset Council
Council Tax Band: C

The property is situated within a conservation area.

The property holds a Grade II Listed status.

LEASE DETAILS

990 years from December 1999
Ground rent - £100.00 per annum
Service Charge - The management company is Londonderry Property Services Ltd.

DIRECTIONS

What3words - [///wobbling.jiffy.disarmed](https://www.what3words.com/)



Cheap Street, Sherborne

Approximate Area = 1278 sq ft / 118.7 sq m

Limited Use Area(s) = 119 sq ft / 11 sq m

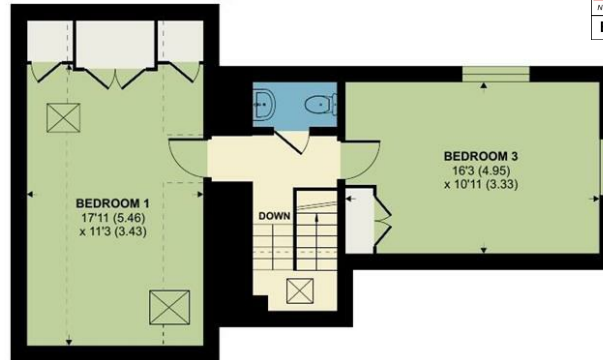
Total = 1397 sq ft / 129.7 sq m

For identification only - Not to scale

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	52	70
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		



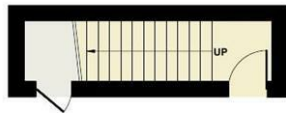
Denotes restricted head height



SECOND FLOOR



FIRST FLOOR



GROUND FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Symonds & Sampson. REF: 1523029



SheRes/JM/0926



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