



## Wynford Eagle, Dorchester, Dorset, DT2 0EX

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- Semi-detached cottage situated in a rural position
  - Unfurnished
  - Off road parking
- Three double bedrooms
  - Large Garden
  - Newly refurbished

£1,300 Per Month

Semi-detached cottage situated in the rural location of West Compton.

The downstairs accommodation is comprised of entrance hall, living room with feature fireplace. The modern fitted kitchen has a range of cupboard space as well as space for an electric oven. The modern fitted bathroom is also on the ground floor and has a shower over the bath. The ground floor also benefits from a conservatory/utility, allowing space for white goods.

On the first floor there are three double sized bedrooms as well as box room allowing extra storage or office space.

The spacious garden is a real feature of the property with a stream running through at the bottom as well as a shed for additional storage. There is also off road parking, oil central heating and double glazing.

The rent is exclusive of all utility bills including Council Tax, Broadband and mains Electric. There is mobile signal and Ultrafast Broadband available at the property. Private Water and Sewerage.

Rent - £1,300.00 per calendar month / £300.00 per week

Holding Deposit - £300.00

Security Deposit - £1,500.00

Council Tax Band - D

EPC - E

## OUTSIDE

Outside There is parking to the front of the property, and gardens are a particular feature of the property being to the side and rear which are laid to lawn with raised vegetable beds and stream through the bottom. There is a useful storage shed.

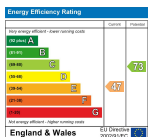
## SITUATION

The property is situated in a rural situation with countryside views over the valley. The village of Maiden Newton is close by which has a good range of local amenities such as including shops, first school, garage, doctors surgery, railway station. The village of Maiden Newton is about 8 miles to the north-west of Dorchester. Dorchester provides a comprehensive range of shopping, educational and recreational facilities including the county hospital and mainline railway station to London/Waterloo. The market town of Bridport is approximately 10 miles away and offers a range of amenities as well as access to the Jurassic Coast.

## DIRECTION

<https://what3words.com/constrain.tweeted.theory>

From the centre of Maiden Newton, head west on to A356 towards Crewkerne and after approx. 200 yards turn left signed. Go over a little hump back bridge, then turn right, signed Bridport. Follow the road to Wynford Eagle (don't turn right to Bridport) and continue for approx. 1.5 miles. The cottage will be found on your right before Higher Wynford Farm.



PouLets/HL/02/06/2026



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