

The logo for Symonds & Sampson, featuring the company name in white text on a dark green rectangular background.

Symonds
& Sampson

10 Manor Farm Close

Litton Cheney, Dorchester, Dorset

10 Manor Farm

Close

Litton Cheney

Dorchester

Dorset DT2 9TE

Three bedroom end of terrace house situated in the popular village of Litton Cheney.



- No onward chain
- Popular Bride Valley village
- Recently redecorated with new carpets
 - Garage



Offers in Region Of **£269,000**

Freehold

Bridport Sales
01308 422092
bridport@symondsandsampson.co.uk



THE DWELLING

Understood to have been built in the 1990s, this three bedroom end of terrace house occupies a peaceful position within the village of Litton Cheney. The property has recently been recarpeted and redecorated, presenting in good order throughout and benefits from a garage and an enclosed rear garden.

ACCOMMODATION

The property is arranged around a large entrance hallway, with a cloakroom and understairs cupboard. The living room is to the rear, spanning the full width of the house with a focal point of a woodburning stove and French doors onto the garden. The kitchen is to the front overlooking the communal green and is fitted with a range of wall and base units with space for appliances. Upstairs are three bedrooms and a family bathroom.

OUTSIDE

To the rear is a south facing garden designed for ease of maintenance. A paved terrace immediately adjoins the property, with a gravelled area to the side. To the front is a small paved garden, with a large lawned communal green beyond. There is a garage in a nearby block and on street parking on a first come, first served basis.

SERVICES

Mains electricity, water and drainage. Electric heating.

Broadband - Ultrafast 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: C (Dorset Council - 01305 251010)

EPC: D

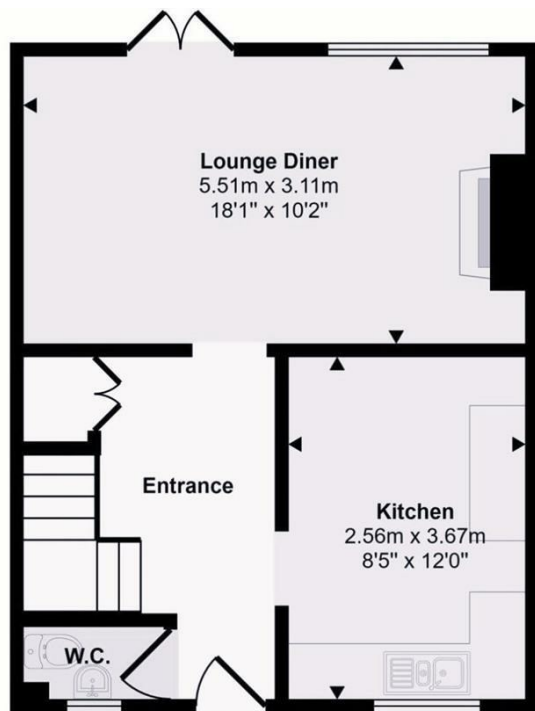
SITUATION

This property is situated in Litton Cheney, a popular village known for its outstanding countryside beauty and offers numerous walking opportunities. Heading west you will find the Jurassic Coastline and one of Dorset's local towns, Bridport, it has a variety of independent shops, restaurants that cater to range of tastes, and especially for its arts and music events. Dorchester and Weymouth are to the east of the village where sports and other opportunities lie.

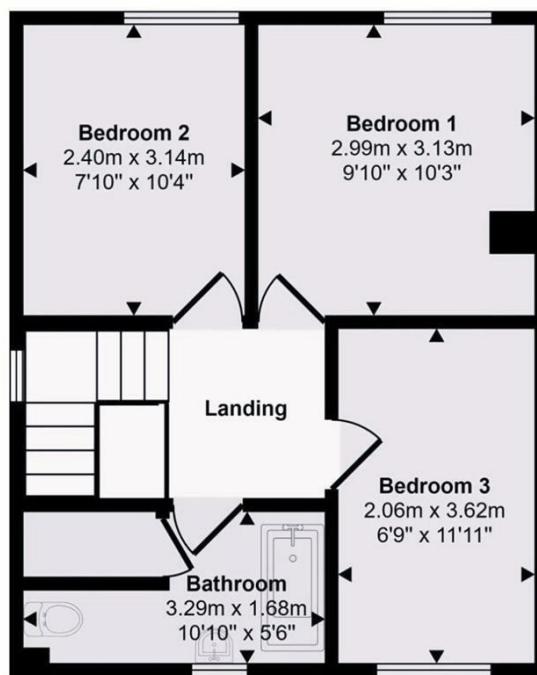
DIRECTIONS

What3Words///downturn.bluntly.plankton



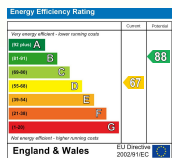


Ground Floor



First Floor

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



Bri/IRU/011025



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