



Primrose Cottage

# Primrose Cottage

The Street, Charmouth, DT6 6QE

Near to Village Centre. Beach 0.5 mile. Lyme Regis 3 miles.

**OPEN GUIDE PRICE £300,000 - £325,000**

**A handsome period attached cottage in this highly sought after coastal village and within easy reach of the beach**

- OPEN GUIDE PRICE £300,000 - £325,000
- Spacious 1176sqft
- Numerous character features
- Improvement potential
- No forward chain
- Charming period home
- 3 Bedrooms, 2 reception rooms
- Enclosed rear garden
- 10-15 Minutes' walk to the beach
- Freehold. Council Tax Band D

**Guide Price £300,000**

## THE PROPERTY

Primrose Cottage is a very attractive attached/end of terrace double-fronted period cottage, within easy reach of the village centre, the beach and open countryside. It is believed to date back to the 18th century with main walls of solid stone and is Grade II Listed, of architectural or historic importance. The property would now benefit from modernisation.

The accommodation is well proportioned and enjoys distant views to Stonebarrow Hill. There is a fitted kitchen with painted wood units, electric oven and gas hob, gas central heating and part secondary double glazing. Character style features, typical of its age and type, include sash windows, panelled and cottage doors (part stripped pine), brick and stone fireplaces and a vaulted ceiling to the kitchen.

The accommodation:

Ground floor Reception hall, through living room, dining room, kitchen, utility  
First floor Landing with walk-in airing cupboard, bedroom 1, bedroom 2, rear landing, bedroom 3, bathroom



## OUTSIDE

There is on-street parking, subject to availability.

The rear garden is fully enclosed and has a side pedestrian gate giving access onto The Street. There is a paved terrace, area of lawn and a whole range of shrubs and trees. Outside store and WC.

## SITUATION

Primrose Cottage enjoys an attractive and very convenient location within the main street of Charmouth and only a few minutes' walk from the centre. It is also within easy reach of the World Heritage Jurassic Coast/beaches, the South West Coast Path and open countryside. Charmouth is a charming and delightful coastal village, it offers excellent amenities including a newsagent's, two general stores, bakery, hairdresser, chemist, doctors' surgery, library, hotel, restaurants, public houses and bus services. There is also a very popular primary school and the village is within the catchment area of the excellent Woodroffe Secondary School.

The whole area is designated as an Area of Outstanding Natural Beauty (AONB) and the coast has been awarded World Heritage status. Much of the surrounding countryside is either owned or controlled by the National Trust. The thriving market town of Bridport is only about 7 miles to the east, whilst the historic resort of Lyme Regis is just 3 miles to the west. Axminster is also nearby with mainline rail services to London.

## SERVICES

All mains services. Gas-fired central heating.

Broadband - Standard up to 20Mbps and Superfast up to 80Mbps.

Mobile phone service providers available are EE, Three, O2 and Vodafone for voice and data services inside and outside.

(Broadband and mobile phone information taken from Ofcom website Results are predictions and not a guarantee. Actual services available may be different from results and may be affected by network outages).

## VIEWINGS

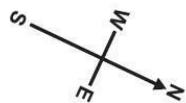
Strictly by appointment with Stags Bridport.

## DIRECTIONS

From Bridport take the A35 towards Lyme Regis and pass through the villages of Chideock and Morecombelake. Just before the bypass turn left, signed Charmouth. On passing Bridge Road, Primrose Cottage is seen after a few hundred yards more on the right, just before the shopping parade.

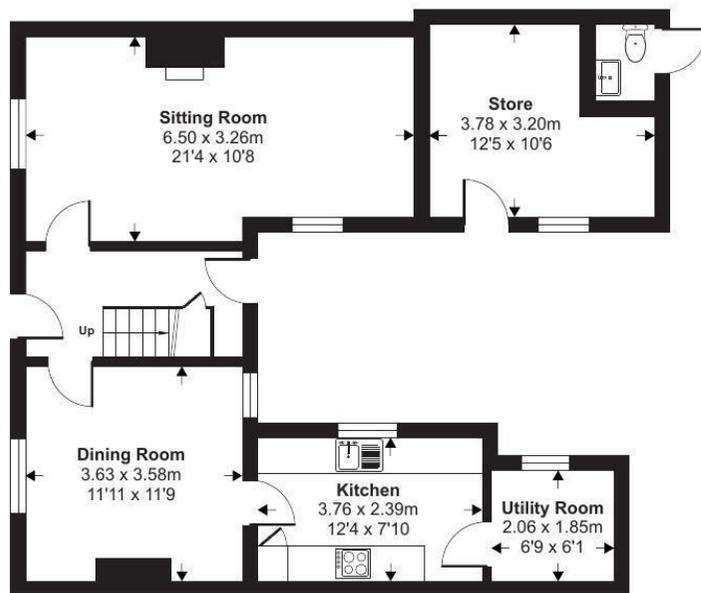
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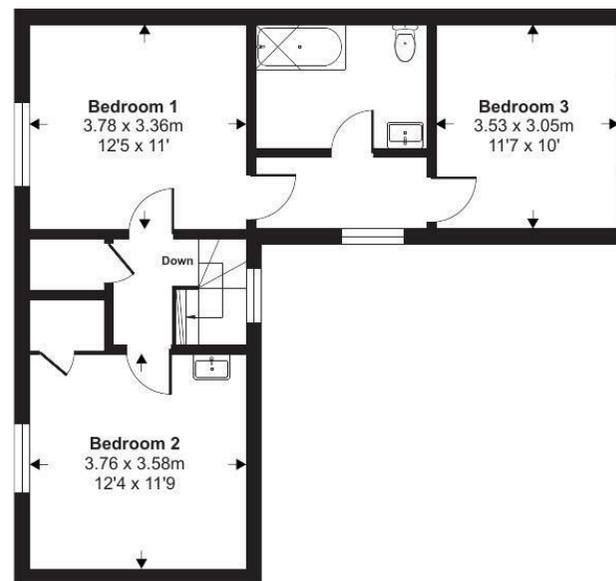


Approximate Area = 1176 sq ft / 109.3 sq m  
Outbuilding = 110 sq ft / 10.2 sq m  
Total = 1286 sq ft / 119.5 sq m

For identification only - Not to scale



Ground Floor



First Floor



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2025. Produced for Stags. REF: 1367383

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