Symonds & Sampson



# 42 Barnes Meadow

Uplyme, Lyme Regis

# 42 Barnes Meadow

Uplyme
Lyme Regis
DT7 3TD

Handsome detached four bedroom house with lovely country views.

4 2 3

- Countryside views
- Double garage and driveway parking
- A walk to a convenience store

Guide Price £625,000
Freehold

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## THE PROPERTY

Situated in the exclusive Barnes Meadow development, 42 Barnes Meadow is a beautifully presented and spacious detached house built specifically to take full advantage of its elevated position above the popular village of Uplyme, with wonderful views over the surrounding countryside. Those views are further enhanced by the configuration of the house with the living accommodation on top and the sleeping accommodation below bringing the advantage of level access straight into the living areas. Add its proximity to the beach at Lyme Regis and walks from the village itself into the countryside and into Lyme Regis and you have a very attractive proposition indeed.

The living accommodation is thoughtfully arranged around a welcoming central hallway making it a light, airy and versatile living space. The triple aspect sitting room stretches from the front to the rear of the property with double doors onto a patio, a fireplace in the centre and double doors through to the formal dining room, which is strategically placed between the sitting room and kitchen. The kitchen is equipped with a comprehensive range of floor and mounted units, cupboards and a central breakfast bar. Integral appliances include gas hob, electric double oven, microwave and dishwasher. Both the kitchen and adjoining utility room have attractive and practical ceramic tile flooring. There is a study at the front of the house and a cloakroom beside the front door. Downstairs there are four good sized bedrooms each of which have extensive built-in wardrobes, with the principal bedroom having double doors onto a decked terrace and an ensuite bathroom. The three other bedrooms share a family shower room. There is a large fully floored and lined attic room with two Velux windows and power, ideal for a hobby room. The property has gas fired central heating and is double glazed.

## OUTSIDE

To the front of the property a gated entrance leads to an extensive area of brick paved driveway that provides parking and turning for a number of cars and access to the double garage. The double garage has remote controlled electric up and over doors, light and power. The gardens have been thoughtfully landscaped for ease of maintenance and are, for the most part, laid to lawn punctuated by mature ornamental shrubs and trees. At the rear of the house there is a raised timber deck and paved terrace area providing an ideal outdoor living and entertaining space during the summer months. Behind the garage there is a more wild area planted to an array of shrubs and trees designed to give shape, colour and form throughout the year. A pathway runs throughout with a second area of terrace laid to gravel and paving. The whole garden is enclosed behind attractive railings and low walls, enhancing the setting of this larger than average corner plot.

## SITUATION

Uplyme has a thriving community with excellent facilities including a general stores/fuel station and Post Office, public inn, village hall, sports clubs, with the surrounding area renowned for its footpaths and trails. There are also well regarded primary and secondary schools close by. Lyme Regis is a most popular and picturesque coastal town noted for its attractive period buildings, the famous centuries-old Cobb and harbour. In the town is an excellent selection of facilities including many independent shops and a number of restaurants and hotels, together with a theatre and various museums. A short walk from the high street is the charming award-winning sandy beach, ideal for families; the harbour, popular with anglers and those keen on deep sea fishing trips; the sailing and power boat clubs. The nearby market town of Axminster offers a good range of day to day amenities, including supermarkets as well as a vibrant street market every Thursday and a mainline train service to London Waterloo.

## DIRECTIONS

What3words///grumbling.plantings.fights

## SERVICES

Mains Gas, water, electricity and drainage
Broadband - Ultrafast broadband is available.
There is mobile coverage in the area, please refer to Ofcom's website for more details.
EPC: C

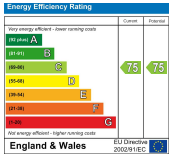
## LOCAL AUTHORITY

Dorset Council - 01305 251010
Tax Band: F










# Barnes Meadow, Uplyme, Lyme Regis

Approximate Area = 1614 sq ft / 149.9 sq m
Garage = 387 sq ft / 35.9 sq m
Total = 2001 sq ft / 185.8 sq m
For identification only - Not to scale




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: 1534721





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