



Chestnut Road, Dorchester, DT2 9

Guide Price £200,000

Meyers Estates Poundbury

www.meyersstates.com | 01305 259436



- First Floor Retirement Apartment
- Two Double Bedrooms
- Private Balcony
- Communal Gardens
- Allocated Parking
- Modern Kitchen & Bathroom
- No Forward Chain

Situated within the highly sought-after village of Charlton Down, this well-presented two double bedroom first floor retirement apartment offers spacious and comfortable living in a peaceful yet convenient setting. Located within Chestnut Court, a well-regarded development with lift access, the property is ideally positioned close to the village shop and local amenities, and is offered to the market with no forward chain.

The accommodation is thoughtfully arranged and enjoys a light and airy feel throughout. A welcoming entrance hall provides access to all principal rooms and benefits from useful storage cupboards. The generous sitting/dining room offers ample space for both relaxation and entertaining, with direct access onto a private balcony, providing a pleasant outlook and an ideal spot to enjoy a morning coffee or some fresh air.

The modern fitted kitchen is well-appointed with a range of wall and base units, complementary work surfaces and integrated appliances, designed to offer both practicality and style.

There are two comfortable double bedrooms, both well proportioned and offering flexibility for guests, hobbies or a study if required. The contemporary bathroom has been updated to a high standard and comprises a modern suite including a walk-in shower, wash hand basin and WC.

Chestnut Court benefits from well-maintained mature communal gardens, creating attractive outdoor space for residents to enjoy. The apartment also comes with allocated parking, ensuring convenience for both residents and visitors. The development offers lift access to all floors and is specifically designed for retirement living, providing security and peace of mind within a friendly community environment.

Charlton Down lies just a short distance from Dorchester, offering countryside surroundings alongside everyday amenities and bus links.

An excellent opportunity to acquire a spacious and modern retirement apartment in a desirable village setting. Viewing is highly recommended.

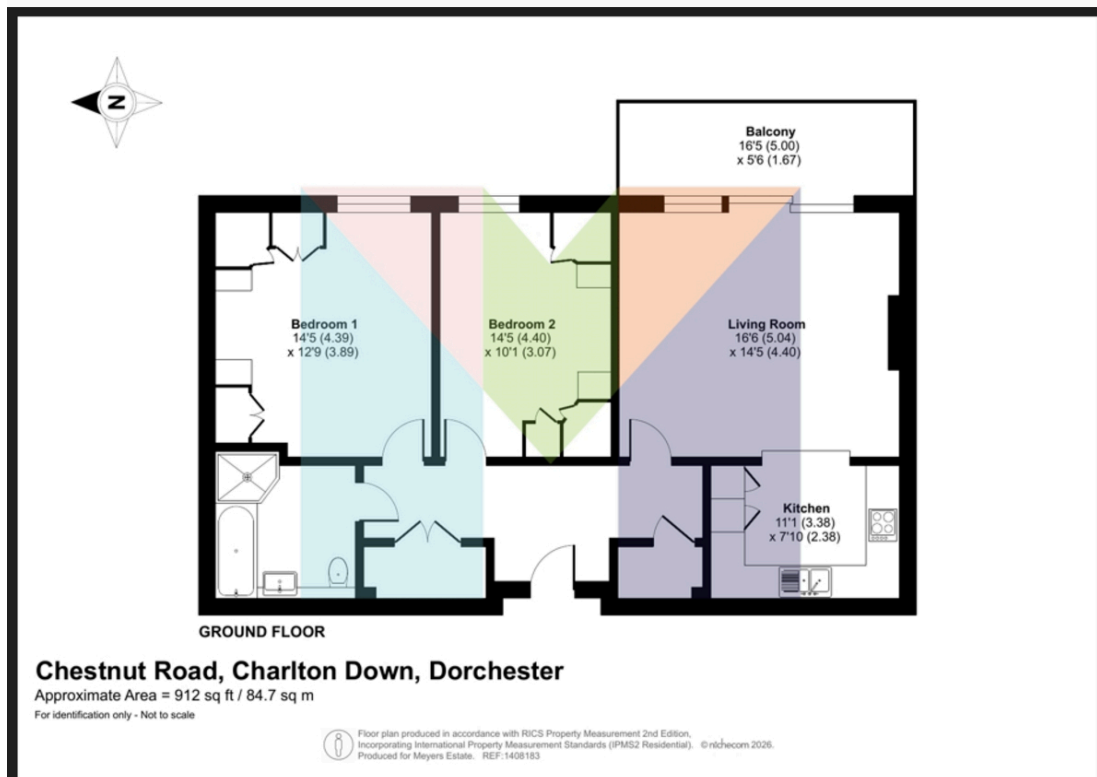




2

1





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	83	83
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

