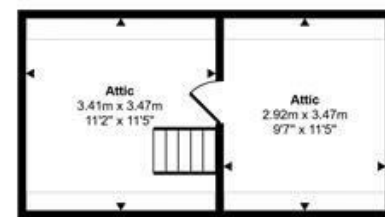
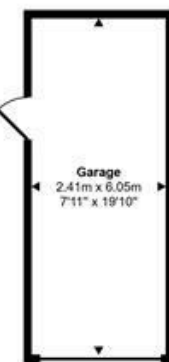




Ground Floor
Approx 83 sq m / 897 sq ft



First Floor
Approx 22 sq m / 242 sq ft



Garage
Approx 15 sq m / 157 sq ft

Denotes head height below 1.5m.

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.

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Sturminster Newton
Dorset
DT10 1AS

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		94
(81-91)	B		
(69-80)	C		
(55-68)	D	63	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive	



Jarvis Close
Stalbridge

Guide Price
£280,000

A well presented two bedroom semi-detached bungalow, situated in a quiet cul-de-sac just a short distance from the town centre. Stalbridge is one of Dorset's most characterful small towns, with an award winning supermarket, butchers, post office, primary school, public house and a good range of everyday amenities all close by. The property offers well balanced accommodation with a natural flow throughout and is offered for sale with no onward chain.

A welcoming entrance hall leads through to a generous sitting room with feature fireplace and a well equipped kitchen, with a wonderful garden room beyond enjoying views over the rear garden. Two double bedrooms, both with built-in wardrobes, are served by a modern shower room, with the added benefit of a useful attic storage room accessed via steps from the hall.

Outside, there is off road parking for at least two vehicles, a larger than average single garage and a good sized rear garden enjoying a sunny aspect, with a low maintenance front garden.



The Property

Inside

Ground Floor

A welcoming entrance hall leads through to the principal rooms, with steps rising to a useful attic storage room. A comfortable sitting room enjoys a feature fireplace with marble surround and a coal effect gas fire. The kitchen is fitted with light wood grain effect units and generous work surfaces with space for a cooker and white goods, leading through to the wonderful garden room beyond, which enjoys lovely views over the rear garden with a sliding patio door opening directly outside.

Two good sized double bedrooms are served by the modern shower room, with the second bedroom benefiting from built-in wardrobes. A door from the hallway conceals a staircase leading to two useful attic rooms.

Outside

Garden

To the front, the garden has been attractively landscaped for ease of maintenance with gravel and slate chippings with a central raised bed. The rear garden is mostly laid to lawn with raised gravel borders and a greenhouse, enclosed by hedgerow and timber fencing and enjoying a good degree of privacy and a sunny aspect.

Garage & Parking

A larger than average single garage benefits from an up and over door, light, power and a door opening to the rear garden, with off road parking for at least two vehicles.

Useful Information

Energy Efficiency Rating D
Council Tax Band C
Upvc Double Glazing
Gas Fired Central Heating
Mains Drainage
Freehold
No Onward Chain

Location and Directions

Stalbridge is a small and charming Dorset town known for its friendly community and relaxed pace of life. It offers a selection of everyday amenities including independent shops, a supermarket, a pub, and a primary school, while retaining a traditional rural feel. Surrounded by attractive countryside, it provides easy access to scenic walks and is well placed for reaching nearby towns such as Sherborne and Sturminster Newton.

Postcode DT10 2PQ

What3words
///willpower.courtyard.lightens

DISCLAIMER: These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.