



East Creech, Dorset BH20 5AP

£600,000

MOLLARO
DORSET & NEW FOREST ESTATE AGENTS





CHARMING GRADE II THATCHED COTTAGE WITH ANNEXE IN AN IDYLIC PURBECK SETTING

Welcome to a truly enchanting Grade II listed thatched home, believed to date back to the mid-17th century and set within the picturesque hamlet of East Creech in the heart of the Isle of Purbeck. Surrounded by rolling countryside and a designated Area of Outstanding Natural Beauty, this charming home offers an idyllic rural lifestyle close to the historic village of Corfe Castle, yet still within easy reach of Wareham's mainline railway station, providing direct links to London Waterloo.

The cottage effortlessly blends period character with modern comfort. Inside, the sitting room showcases a striking inglenook fireplace complete with wood burner and bread oven, complemented by flagstone flooring and exposed timbers. The kitchen retains a traditional feel, featuring an electric Aga set within a former fireplace. Upstairs, the principal bedroom features a vaulted ceiling and characterful fireplace, adding to the home's undeniable charm. Externally, the property enjoys beautifully maintained gardens extending to approximately a quarter of an acre, including a kitchen garden, orchard and additional lawned areas. A standout feature is the detached timber annexe, thoughtfully designed with bi-fold doors opening onto a private lawn with distant views towards Poole Harbour, making it ideal for guests, home working or additional accommodation.

A rare opportunity to acquire a quintessential Dorset cottage in a peaceful yet well-connected location, offered for sale with vacant possession and no forward chain.



KEY FEATURES

- Grade II listed thatched cottage dating from the mid-17th century
- Situated in the sought-after hamlet of East Creech, Isle of Purbeck
- Nestled within an Area of Outstanding Natural Beauty
- Wealth of character features including exposed beams and flagstone flooring
- Impressive inglenook fireplace with wood burner and original bread oven
- Detached architect designed timber annexe & beautiful gardens of approx, 0.25 acres
- Private gravel driveway with parking for two vehicles
- Additional orchard and lawned areas with countryside views
- Convenient access to Corfe Castle, Wareham and the Jurassic Coast
- Vacant possession & no forward chain





ADDITIONAL INFORMATION

Tenure

Freehold

Council Tax

Band D - Dorset Council

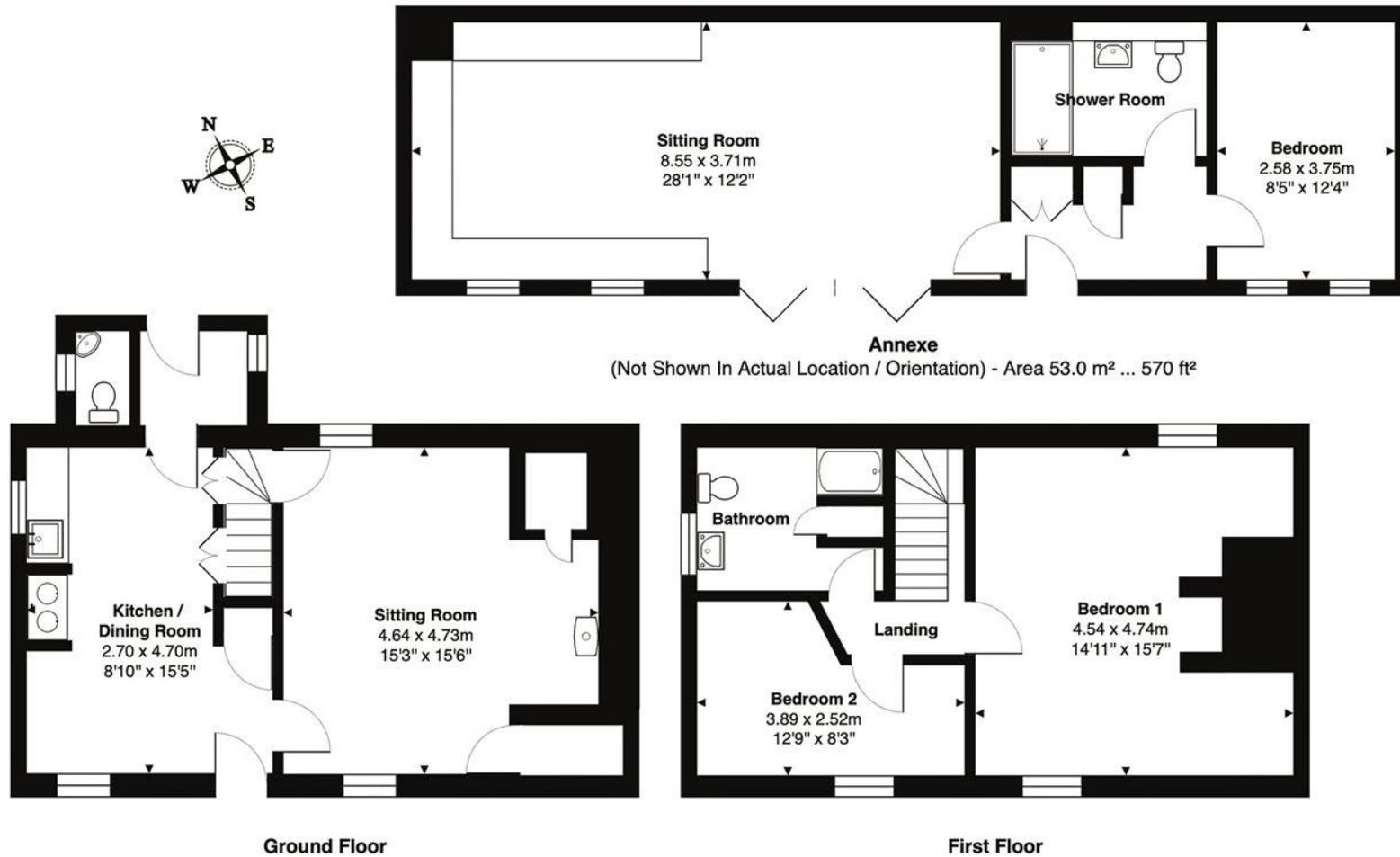
Services

Mains electricity, private water and drainage
and oil-fired central heating and Aga





FLOORPLAN



Total Area: 140.5 m² ... 1512 ft²

All measurements are approximate and for display purposes only





Viewing by Appointment Through the Vendor's Sole Agent

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Energy Efficiency Rating		Current	Potential
Very energy efficient			
(92-100) A	EPC EXEMPT		
(81-91) B			
(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	

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