



East Coombe Farmhouse Coombe Keynes
Wareham | BH20 5HJ

FINE & COUNTRY



*A substantial detached period Georgian
farmhouse set across 0.85 of an acre in the heart
of the picturesque village of Coombe Keynes.*



KEY FEATURES

Living Room

Dinning Room

Office/Snug

Kitchen/Dining Room

Utility

Conservatory

Bedroom One

Bedroom Two

Bedroom Three

Bedroom Four

Bedroom Five

Garage

Dorchester Additional Information

The following details have been provided by the vendor, as required by Trading Standards. These details should be checked by your legal representative for accuracy. The red outline on images is an indication of boundary and should be verified with your solicitor at point of sale.

Property type: Grade 2 listed detached

Property construction: Standard

Mains Electricity

Mains Water & Sewage: Supplied by Wessex Water

Heating Type: LPG

Broadband/Mobile signal/coverage: For further details please see the Ofcom Mobile Signal & Broadband checker.
checker.ofcom.org.uk/

Dorchester 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 of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. All measurements are approximate. Any details including (but not limited to): lease details, service charges, ground rents, property construction, services, & covenant information are provided by the vendor and you should consult with your legal advisor/ satisfy yourself before proceeding. The red outline shown on the images shows the approximate boundary, for guidance only and has been provided by the vendor. This should not be used as a formal boundary plan. The title plan should be obtained by your conveyancer to give any prospective purchasers the accurate boundaries for the property. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.









KEY FEATURES

Offering five bedrooms, generous reception space, extensive parking for four vehicles and a garage, this elegant family home combines timeless character with versatile accommodation extending to approx. 3,000 sq ft.

Nestled within one of Dorset's most sought-after rural settings, the property enjoys an enviable position surrounded by rolling countryside and close to the Jurassic Coast, whilst retaining excellent access to nearby Wareham and direct train services to London.

This charming detached Georgian farmhouse presents beautifully proportioned accommodation arranged over two floors, with an abundance of period character throughout including exposed wooden beams, bay-fronted reception rooms and generous ceiling heights. Dating back approximately 270 years, the property offers a wonderful blend of historic charm and practical family living.

The property is approached via an external porch leading into a welcoming entrance hall which immediately sets the tone for the space and character found throughout the home. To the front of the property sits an elegant dining room with a bay window, complete with an open fire creating a warm and inviting entertaining space. Opposite lies a substantial sitting room, also bay-fronted, featuring a wood burning stove and enjoying excellent natural light with ample room for family seating arrangements.

Positioned centrally is a useful office or snug, ideal for those working from home (the house enjoys high bandwidth fibre-to-property internet supply), alongside a convenient ground floor wet-room/toilet and separate utility room providing practical day-to-day functionality.































FINE & COUNTRY





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