



30 Ramsbury Close
Blandford Forum
Dorset
DT11 7UF

A three-bedroom detached house situated on the edge of the town in a quiet cul-de-sac location.



- No onward chain
- Quiet cul-de-sac location
- Kitchen/Dining room
 - Conservatory
- Enclosed private rear garden
- Garage & driveway parking
- Well placed for nearby schools, parks and local & cycling routes

Guide Price **£325,000**

Freehold

Blandford Forum Sales
01258 452670
blandford@symondsandsampson.co.uk



ACCOMMODATION

The property is accessed through an entrance porch with a front aspect window which leads into a hallway serving all principle rooms and stairs to the first floor. A spacious sitting room is situated at the rear, which conveniently flows into a conservatory enjoying a beautiful outlook of the garden and UPVC double doors on to the patio. The kitchen benefits from a front aspect view and comprises of a range of wall and base units with wooden countertop, steel sink and drainer, space for a cooker and extractor above and further space undercounter for white goods including a fridge/freezer. The kitchen also features a new GlowWorm combi boiler fitted in December 2022 and a side door providing access to the driveway. Completing the ground floor is a cloakroom and useful understairs storage cupboard.

Rising to the first floor, there are three good sized bedrooms. The main bedroom has a built-in wardrobe and overlooks the rear garden. The second bedroom is also a good size room to the front. The third bedroom is a single room. The bedrooms are served by a modern family bathroom which comprises of a shower bath with glass screen, wash hand basin, heated towel rail and w.c. Completing the first floor is an airing cupboard.

OUTSIDE

The property is set back from the road, featuring a traditional brick exterior with a pitched tiled roof and offers excellent kerb appeal. The front garden is mainly laid to lawn with mature shrubs and established hedging, providing a pleasant green outlook and a degree of privacy. A pathway leads to the entrance porch, while the driveway provides ample off-road parking and access to the covered car port and detached garage. The single garage has an up and over door, power and lighting. The property enjoys a private, enclosed rear garden, thoughtfully designed to provide a blend of lawn and patio, making it ideal for both relaxing and outdoor entertaining. A paved terrace adjoins the rear of the house, offering a perfect space for al fresco dining, while a further decked seating area provides an additional spot to enjoy the garden. Mature trees, established shrubs and timber fencing create a sense of privacy, with well stocked borders adding year-round interest. There is also access down both sides of the house and a shed offering further storage for garden tools.

SITUATION

Blandford Forum is an interesting Georgian market town which offers a good variety of shopping with a twice weekly market, bank, doctor surgeries, dentist, community hospital, supermarkets, and education for all ages, recreational and cultural facilities. The larger towns of

Poole, Bournemouth and Dorchester are easily accessible. Recreation in the area includes golf at Blandford, Wareham and Broadstone water sports on Poole Harbour and the Jurassic Coast.

DIRECTIONS

what3words///canal.lifeboats.defeated

SERVICES

Mains electricity, water and drainage. Gas central heating.

MATERIAL INFORMATION

Dorset Council Tax Band - D

Tel: 01305 211 970

EPC- C

There is broadband and mobile coverage in the area, please refer to Ofcom's website for more details.

Please refer to the government website for more details.<https://www.gov.uk/check-long-term-flood-risk>

Photographs – July 2026 © Symonds & Sampson



Ramsbury Close, Blandford Forum

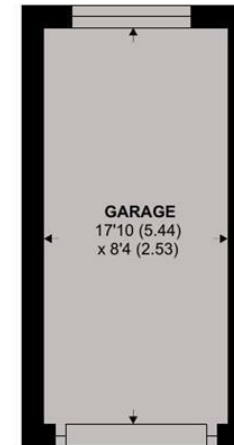
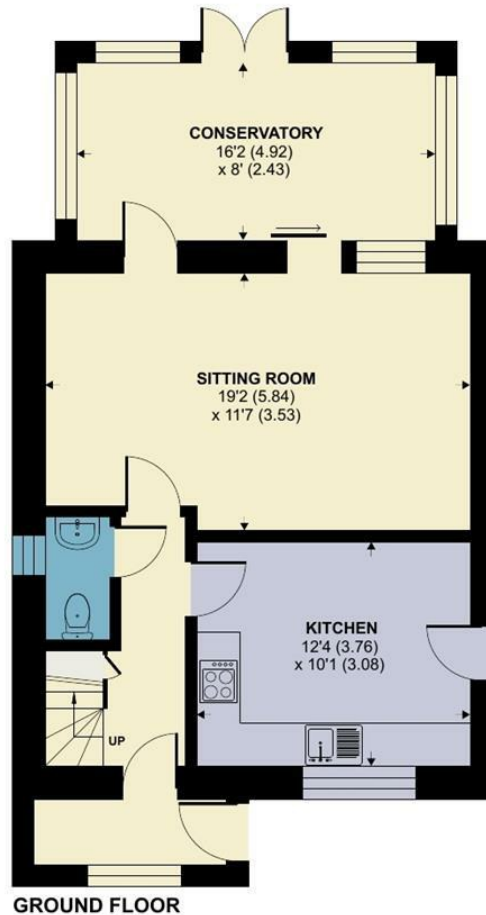
Approximate Area = 1040 sq ft / 96.6 sq m

Garage = 148 sq ft / 13.7 sq m

Total = 1188 sq ft / 110.3 sq m

For identification only - Not to scale

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
95-100	A		
81-94	B		
69-80	C		
55-68	D		
43-54	E		
31-42	F		
13-30	G		
Not energy efficient - higher running costs			
England & Wales		70	78
EU Directive 2002/91/EC			



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: 1496205



Blandford/RB/July 2026
Revised October 2026



01258 452670

blandford@symondsandsampson.co.uk
Symonds & Sampson LLP
7, Market Place,
Blandford, Dorset DT11 7AH



Important Notice: Symonds & Sampson LLP and their clients give notice that they have no authority to make or give any representations or warranties regarding the property. These particulars do not form part of any offer or contract and must not be relied upon as statements of fact. Some descriptions and images may have been AI-assisted; while reviewed for accuracy, interested parties should verify key details through inspection or by contacting our agents.

All measurements and distances are approximate. Text, photographs, and plans are for guidance only and may not be comprehensive. It should not be assumed that the property has all necessary planning or regulatory consents, and no services, equipment, or facilities have been tested. No investigations have been made into pollution or contamination; purchasers must make their own enquiries. The property is sold subject to all existing wayleaves, easements, and rights of way (public or private), whether mentioned or not. Vendors are not required to define such rights.

SALES | LETTINGS | AUCTIONS | FARMS & LAND | COMMERCIAL | NEW HOMES | PLANNING & DEVELOPMENT