



Symonds
& Sampson

The Barley Building

12 Copper Street, Brewery Square, Dorchester, Dorset

Flat 6, The Barley Building

12 Copper Street, Brewery Square
Dorchester, Dorset
DT1 1GN

A contemporary Brewery Square first floor apartment with luxurious kitchen and bathrooms with secure under ground parking.



- Spacious paved private terrace
- Additional balcony with elevated views
- Secure underground parking space
- 2 double bedrooms with fitted wardrobes
 - Central Brewery Square location
 - Dual aspect apartment
 - Ensuite to the master bedroom
- Video phone entry, concierge, 24 hour on-site security.
 - No onward chain

Guide Price **£305,000**

Leasehold

Dorchester Sales
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THE PROPERTY

Situated in the prestigious Barley Building on Brewery Square two double bedroom apartment, designed by Conran & Partners, benefits from a high quality fully fitted kitchen designed by Paula Rosa with a range of modern integrated appliances including fridge, freezer, dishwasher, microwave, oven and induction hob. The open plan living space has upgraded noise reducing glass sliding doors leading out to a small sunny balcony which has open views beyond the town and lets in a wealth of natural light.

There is zoned underfloor gas fired heating with walnut veneered flooring throughout the kitchen/dining and living areas and carpet in the two bedrooms. The bedrooms have attractive built in wardrobes finished in walnut veneer. The contemporary family bathroom is fitted with handy storage and has a bath tub and the ensuite has a walk in shower with full travertine tiling complementing the quality bathroom fittings.

OUTSIDE

Lift or stairs take you to the secure car park with an allocated parking space.

A spacious private paved terrace sits along side both bedrooms and has views over the communal gardens and space for outside dining, a rare find in Brewery Square living. An additional slim balcony to the front with elevated views. The additional tranquil communal Brewery Square Gardens for the enjoyment of Brewery Square residents can be enjoyed.

SITUATION

Brewery Square boasts a development with a variety of eateries, including, Wagamama, Zizzi, Pizza Express, Vivo Lounge, Nandos, Brewhouse & Kitchen and Costa. The square also includes a Premier Inn, an Odeon Cinema and multiple fashion retailers. The Dorset County Hospital is nearby.

Dorchester south and west train stations provide services to London Waterloo and Bristol Temple Meads respectively. The main County town also provides a good range of shops, restaurants and leisure facilities. There are numerous sports clubs around the town including cricket, rugby, football, tennis and golf. There are many footpaths and bridleways across the beautiful surrounding countryside.

SERVICES

Mains water, drainage, gas and electricity are connected.
Gas fired central heating.

Broadband - Ultrafast speed available

Mobile - There is mobile coverage in the area, please refer to Ofcom's website for more detail.

Council Tax Band: D (Dorset Council - 01305 251010)

DIRECTIONS

What3words:///solids,pave,messaging

LEASE & SERVICE CHARGES

201 years from 08/08/2008 Term remaining in years 183.

Service Charge £3,338.96 per annum (2025). Ground rent per annum £250.

Building Insurance £476.52 (2025-26).





Copper Street, Dorchester

Approximate Area = 779 sq ft / 72.3 sq m

For identification only - Not to scale

Energy Efficiency Rating		Current	Potential
Vary energy efficient - lower running costs			
(92 plus) A		81	81
(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 & Wales		EU Directive 2002/91/EC	



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Symonds & Sampson. REF: 1388988



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