



Connells

Townsend Barn Chalk Pit Lane
Litton Cheney Dorchester

Property Description

Townsend Barn is a well presented end terraced barn conversion. The conversion was done in the 1980s & the unique property has subsequently been extended. It offers deceptively spacious & flexible accommodation with an abundance of character as would be expected from a building of this nature.

The accommodation comprises entrance hall, large reception room with vaulted double height ceiling & fireplace with log burner & double doors to a dining room. To one end of the dining room is an enclosed study/store/utility area with a loft access hatch. Steps lead from the dining room to the kitchen/breakfast room. There are also two double bedrooms, one of which benefits from an en-suite shower room & dressing room, as well as a family bathroom. Stairs lead to the first floor where there is a third double bedroom with south-facing balcony & stairs to bedroom four which again is a double with easy access to the partially boarded loft space.

The property occupies a delightful south facing position and benefits from a low maintenance rear garden, with detached garage & parking area beyond.

The property is being sold with no onwards chain and currently undergoing refurbishment work by the current owners.

Ground Floor

Entrance Hall

Wooden stable door to the front and doors leading to the lounge/diner and inner hallway.

Lounge

Two single glazed windows to the front, two double glazed skylights, brick inglenook with woodburner in set, exposed roof beams and exposed stone wall, three electric storage heaters, telephone point, television aerial socket, internal window and double doors through to the dining room, stairs leading to the first floor and doors to the entrance hall and inner hallway.

Dining Room

Two double glazed windows to the rear, storage heater, tiled flooring, exposed stone wall, window and double doors through to the lounge, door to a storage room, door to the kitchen and double glazed patio doors to the rear garden.

Kitchen

Double glazed windows to the side and rear, fitted kitchen with wall and base units, work surfaces with 1½ bowl asterite sink and drainer in set, space for a cooker, plumbing and space for washing machine, drier and dishwasher, integrated fridge/freezer, spotlights and door to the dining room.



Study/Store/Utility

A door from the dining room leads into this useful study/store/utility room.

Inner Hallway

Airing cupboard housing immersion tank and doors to the lounge/diner, bathroom and bedrooms 3 and 4.

Bathroom

Single glazed window to the front, bath with mixer taps and shower over, vanity unit with wash hand basin, WC, part tiled and door to the inner hallway.

Bedroom 3 And Dressing Room

Double glazed window and skylight to the rear in the dressing area, television aerial socket, door to the inner hallway and door into the ensuite.

Ensuite

Shower cubicle, pedestal wash hand basin, WC and door into bedroom.

Bedroom 4

Single glazed window to the front, fitted wardrobes and door to the inner hallway.

First Floor

First Floor Landing

Stairs lead up from the lounge to the first floor landing with doors to bedrooms 1 and 2.

Bedroom 2

Double glazed door to the rear out on to the balcony.

Bedroom 1

Double glazed Velux window to the rear and access to loft space.

Outside Space

Rear Garden

Fully enclosed and mainly laid to lawn with mature shrub borders and various mature plants and trees. There is a rear access which leads to a gravel drive way and the garage.

Garage

Detached garage with power and lighting.

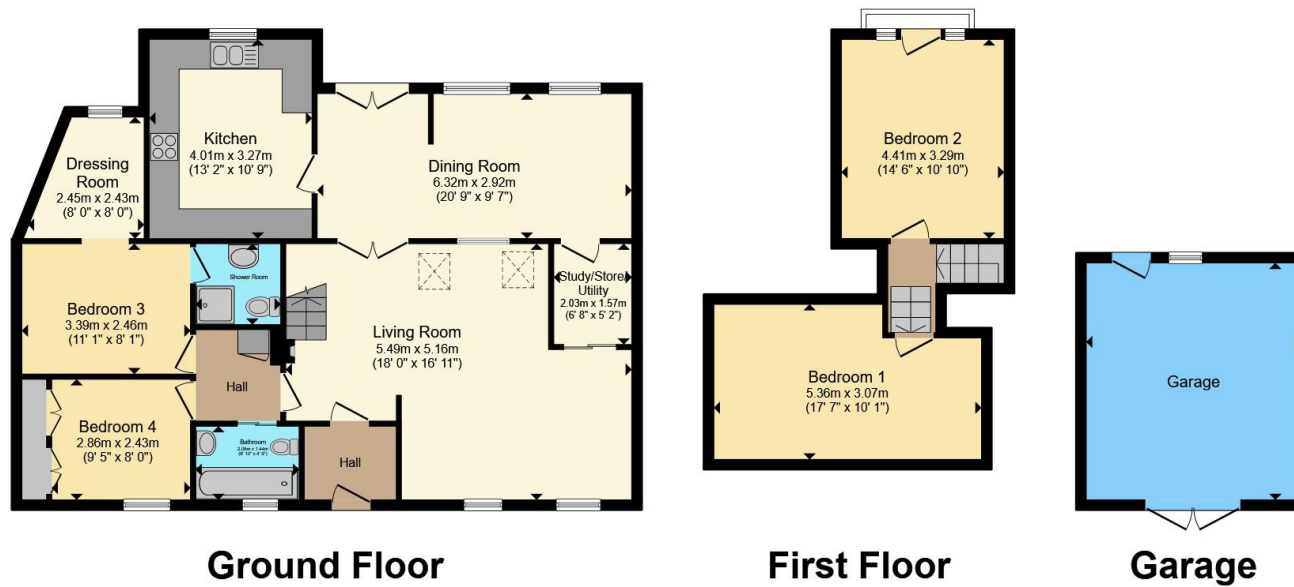
Parking

Off road parking.









Total floor area 153.6 m² (1,654 sq.ft.) approx

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EPC Rating: E Council Tax
 Band: E

Tenure: Freehold

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