



41 RIVERSIDE
Beaminster, DT8 3NJ

Offers Over £240,000

MAYFAIR
TOWN & COUNTRY

PROPERTY DESCRIPTION

Located in the charming area of Riverside, Beaminster, this modern semi-detached bungalow offers a blend of comfort and convenience. With two well-proportioned bedrooms, this property is ideal for small families, couples, or those seeking a peaceful retreat. The reception room provides a warm and welcoming space, perfect for relaxation or entertaining guests. One of the standout features of this property is the ample parking space and garage, a rare find in many modern homes. Outside, the property boasts a lovely garden complete with a terrace and lawn, providing an excellent area for outdoor activities, gardening, or simply enjoying the fresh air. This outdoor space is perfect for hosting summer barbecues or enjoying quiet evenings under the stars. With its modern design and practical layout, this bungalow is not only a comfortable home but also a wonderful opportunity to enjoy the serene lifestyle that Beaminster has to offer. Whether you are looking to settle down or invest in a property with great potential, this bungalow is certainly worth considering.

Situation

The local area*

6.5 x miles – Crewkerne

6.6 x miles – Bridport

7.9 x miles – Jurassic Coast

*All distances are approximate and sourced from Google Maps

The local area

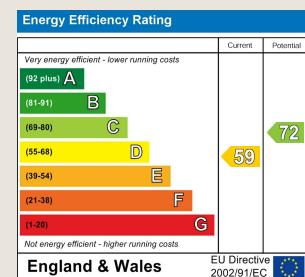
Beaminster is a charming small town situated in the midst of an Area of Outstanding Natural Beauty. There are many facilities in the town, which include a good range of shops including a Co Op supermarket, church, post office (with banking facilities), library, two schools, health centres, dentist, other professional services and many social and sporting activities including golf at Bridport. Mainline rail services (London - Waterloo) are available from Crewkerne and Dorchester. Bus service with First Bus to Bridport, Crewkerne and Yeovil. Towns within easy driving distance include the County Town of Dorchester, Bridport, Lyme Regis and Crewkerne. The spectacular Dorset Jurassic Coast is located at West Bay where a variety of water sports can be enjoyed.

Local Authority

Dorset Council Tax Band: C

Tenure: Freehold

EPC Rating: D



PROPERTY DESCRIPTION

Entrance Hall

Door to garage

Sitting Room

Radiator and fireplace with electric fire.

Kitchen

Fitted oven, hob, extractor fan, freezer and fridge. Worktops ,splashbacks and plumbing for washing machine.

Conservatory

Electric heater and door to garden.

Bedroom One

Radiator and wardrobe.

Bedroom Two

Radiator.

Bathroom

Suite comprising panelled bath, hand basin low level w/c.Radiator.

Outside

Parking space and Integral Single Garage

Garden

Small front garden with shrubs and lawn.

Rear garden with paved terrace, lawn and shrub borders.

Material Information

Additional information not previously mentioned

- Mains electric, gas and water.
- Mains drainage.
- Broadband and Mobile signal or coverage in the area.

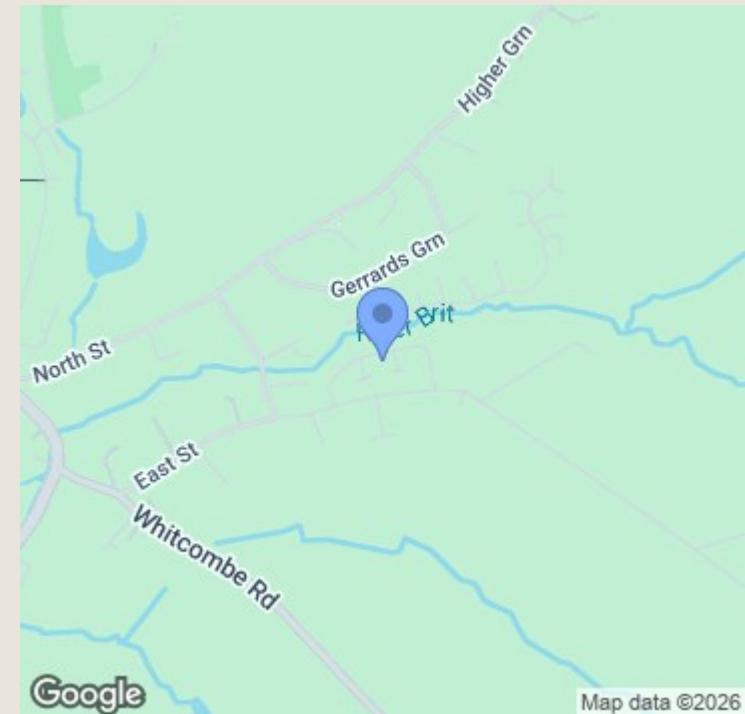
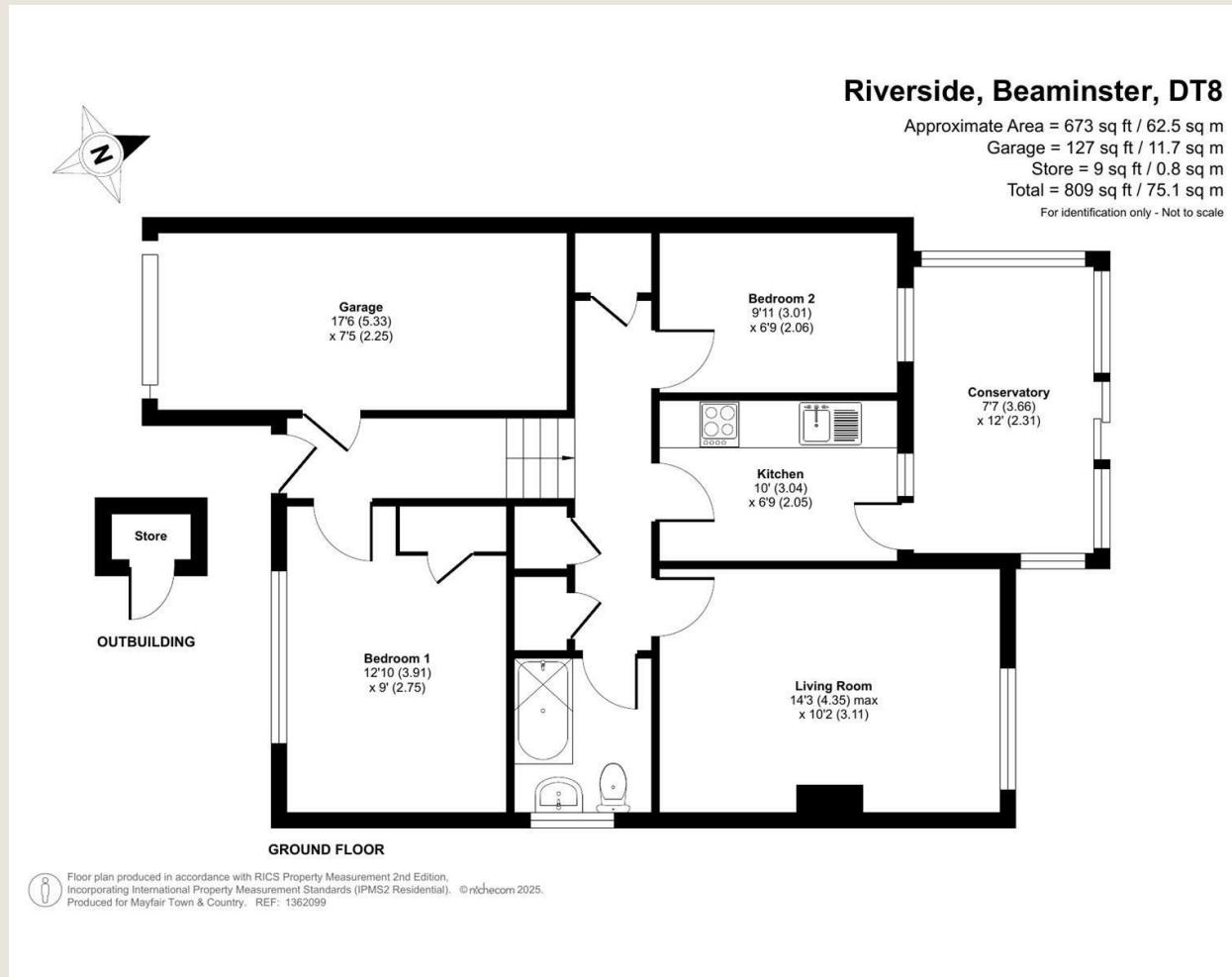
For an indication of specific speeds and supply or coverage in the area, we recommend potential buyers to use the Ofcom checkers below:

checker.ofcom.org.uk/en-gb/mobile-coverage

checker.ofcom.org.uk/en-gb/broadband-coverage

Flood Information:

flood-map-for-planning.service.gov.uk/location



TO ARRANGE A VIEWING OR FOR FURTHER INFORMATION ON THIS PROPERTY PLEASE CONTACT OUR SALES TEAM

01308 862606

beaminster@mayfairproperties.net

IMPORTANT NOTICE

We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

1. Survey - A detailed survey has not been carried out, nor the services, appliances and fittings tested.
2. Floorplans All measurements walls, doors, windows, fittings and appliances, their sizes and locations are shown conventionally and are approximate and cannot be regarded as being representative either by the seller or his agent. Room sizes should not be relied upon for furnishing purposes and are approximate.
3. Mayfair Town & Country may make the following referrals and in exchange receive an introduction fee:
Simply Conveyancing up to £200 (plus VAT), HD Financial Ltd - introduction fee of up to £240 (plus VAT)

