



## 73, Lubbecke Way, Dorchester, Dorset, DT1 1WQ



- Unfurnished
- Available mid August 2026
  - Rear garden
- Town centre location

- Long Term Tenancy
- Spacious accommodation
- Close to local amenities

£1,250 Per Calendar Month

Modern terraced house situated close to Dorchester town centre with pleasant outlook onto Dorset countryside.

Available mid August for a longer term tenancy.

The property is well presented throughout with modern fittings and offers well proportioned accommodation. The accommodation comprises of an entrance hall with separate sitting room. The kitchen diner has an integrated fridge/freezer, dishwasher, double oven, gas hob and useful floor and wall mounted units providing ample storage. The utility room is located to the rear of the property, as well as the downstairs cloakroom, and has plumbing for one appliance. Upstairs the master bedroom benefits from an en-suite shower room and glass fronted built in wardrobe. The second bedroom is a spacious double room. There is also a family bathroom and storage cupboard on the first floor.

To the rear of the property is a two-tiered, south facing, landscaped, enclosed garden. To the front there is one allocated parking space.

The property has gas central heating. The rent is exclusive of all utility bills including Council Tax, Broadband, mains Water and Sewerage, mains gas and mains electric. There is limited indoor mobile signal and likely outdoor, and Ultrafast broadband provided to the property as stated by the Ofcom website. There is no recorded flood risk at the property.

Disclaimer - Please note these photographs are from November 2024.

Rent: - £1250 per calendar month / £288 per week  
Holding Deposit - £288  
Security Deposit - £1440  
Council Tax Band - C  
EPC - B

## SITUATION

The property is situated within easy reach of the county town of Dorchester which provides a comprehensive range of shopping and recreational facilities. These include a modern leisure centre, a library, restaurants, cafes/bars and a cinema. There are tennis courts, a recreational ground and a Tesco's supermarket all conveniently placed nearby.

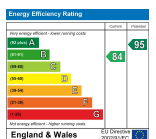
The Brewery Square development offers a good range of restaurants and further retail outlets and is also close to the property.

Dorchester South and West train stations both provide services to London Waterloo and Bristol Temple Meads. The A35 gives good access to Bournemouth and the cross channel ferries at Poole.

## DIRECTIONS

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Office/Neg/Date



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