



Came View Close
Dorchester
£525,000



This lovely property occupies a generous plot at the head of a quiet cul-de-sac. The semi-detached home offers well-presented, versatile and spacious accommodation throughout, comprising four double bedrooms, two good-sized reception rooms, a well-equipped kitchen, a ground-floor W/C which features a useful shower cubicle, and a family bathroom. Externally, the property benefits from a sizeable rear garden and a shared driveway providing access to the garage, offering secure parking and benefits from separate fuse board and power. EPC Rating: D.

The county town of Dorchester is steeped in history enjoying a central position along the Jurassic Coastline and also some of the county's most noted period architecture, all set amongst a beautiful rural countryside. Dorchester offers a plethora of shopping and social facilities. Two cinemas, several museums, History centre, leisure centre, weekly market, many excellent restaurants and public houses and riverside walks. The catchment schools are highly rated and very popular with those in and around the Dorchester area. Doctor's, dentist surgeries and the Dorset County Hospital are close by. There are major train links to London Waterloo, Bristol Temple Meads, Weymouth and other coastal towns and villages. Regular bus routes operate to adjoining towns.



On approaching the impressive home, a well-maintained, shared brick-paved driveway provides off road parking and leads to the property. A glazed door opens into the useful porch, an excellent space for storing coats and shoes. From here, a further door opens into the inviting and good-sized hallway. The hallway provides access to most of the principal ground-floor accommodation, as well as the stairs rising to the first floor.

The sitting room is generously sized, spanning the length of the property, and features a cosy open fireplace. The spacious feel is further enhanced by French doors providing access to the garden. Adjacent is the separate and versatile dining room, an excellent space for entertaining, or alternatively, it could be utilised as a home office or hobby room. The well-equipped kitchen comprises a range of wall and base-level units, with an integrated eye-level double oven, one-and-a-half-bowl sink with mixer tap, and a gas hob with extractor hood over. To the rear of the kitchen, a door provides additional access to the outside. A ground-floor WC comprising a white suite including a wash hand basin with vanity under and a good-sized shower cubicle completes the ground-floor accommodation. Ascending to the first floor, a good-sized open landing provides access to all four double bedrooms and the family bathroom. All bedrooms are decorated in calming tones and feature carpeting, whilst large windows fill the rooms with natural light. The bathroom comprises a white suite, including a panel-enclosed bath, WC and wash hand basin with built-in vanity storage beneath. The room is finished with tiled flooring and partially tiled walls.

Externally, to the front of the home is a driveway leading to a garage situated to the side of the property. The garage offers space for secure parking or excellent storage and is equipped with an up-and-over door. To the rear, the substantial garden is fully enclosed by fencing and hedging and is laid mainly to lawn. A good-sized patio area abuts the property, providing the perfect space for outdoor dining and entertaining.

Agents Notes:

There is a nearby planning application. Please see planning reference P/VOC/2026/02902 for more details.

Please note that there is a small right of way for access over the shared driveway.

Flood Risk:

Enquire for up-to-date details or check the website for the most current rating.

<https://check-long-termfloodrisk.service.gov.uk/risk#>

Services:

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

Mobile & Broadband

At the time of the listing, standard, superfast and ultrafast broadband are available.

Mobile phone service varies dependent upon your provider.

For up-to-date information please visit:

<https://checker.ofcom.org.uk>.

Local Authorities:

Dorset Council
County Hall
Colliton Park
Dorchester
DT1 1XJ

Tel: 01305 211970

Council Tax Band D.

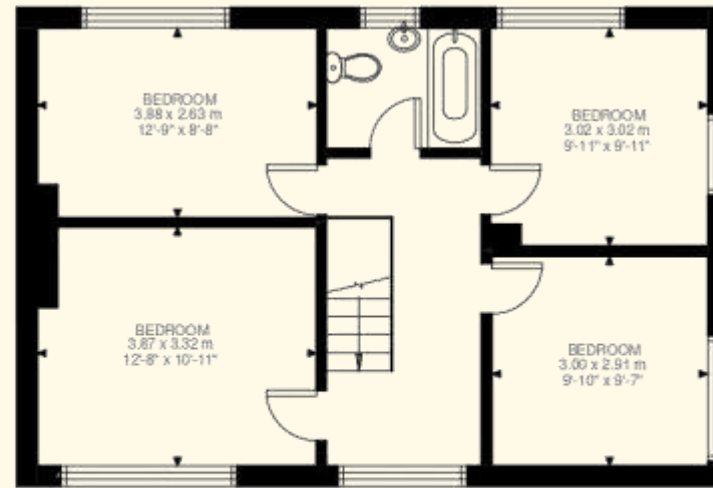
Stamp Duty:

Stamp duty is likely to be payable on this property dependent upon your circumstance.

Please visit the below website to check this.

<https://www.tax.service.gov.uk/calculate-stamp-duty-landtax/#!/intro>

Important notice: Parkers notify that: All sales particulars are prepared to the best knowledge and information supplied/obtained and exist to give a fair representation of the property. The purchaser(s) shall be deemed to have satisfied themselves as to the description of the property. Sales particulars should not be relied upon or used as a statement of fact. All measurements are approximate. Text, photographs and plans are for guidance purposes only and not necessarily comprehensive. It should not be assumed that the property has all necessary planning: building regulation or other consent. Parkers have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.



First Floor
607 ft²

Came View Close, DT1

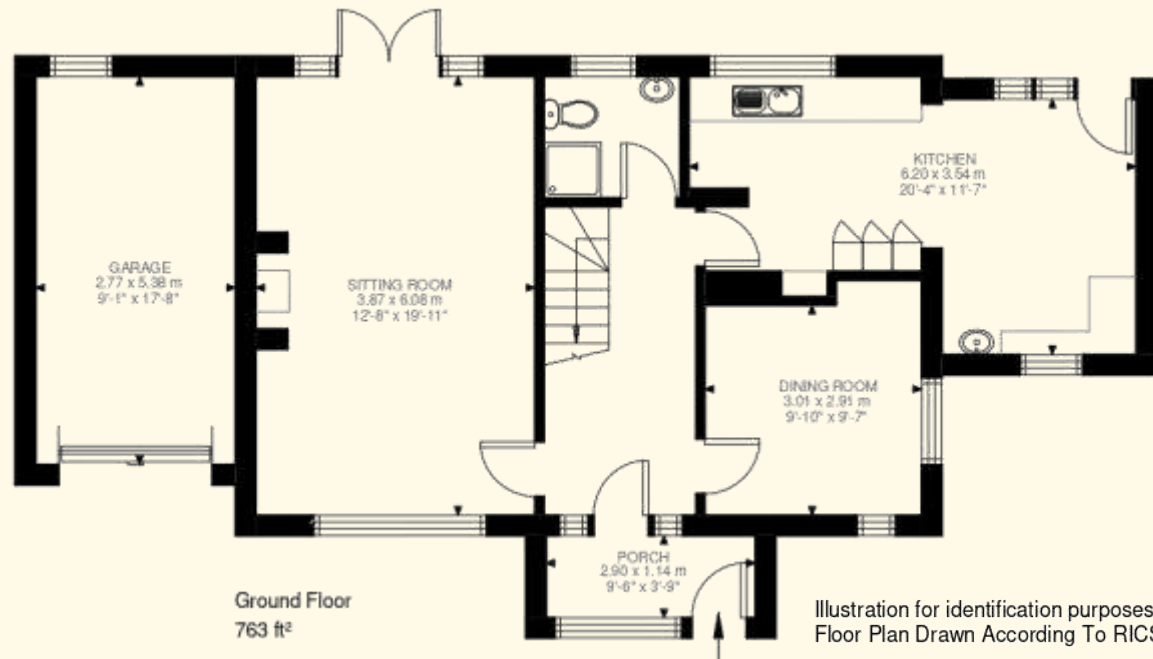
Approximate Gross Internal Area

127.28 SQ.M / 1370 SQ.FT

(EXCLUDING GARAGE)

GARAGE: 16.41 SQ.M / 177 SQ.FT

INCLUSIVE TOTAL AREA 143.69 SQ.M / 1547 SQ.FT



Ground Floor
763 ft²

Illustration for identification purposes only. Not to scale.
Floor Plan Drawn According To RICS Guidelines.