





39 St. James Street, Shaftesbury, Dorset, SP7 8HF

What 3 Words: ///yesterday.wiring.deploying



Key Features

- No Forward Chain
- Sought After Courtyard Location Overlooking Gardens
- Quirky Accommodation Split Over Three Floors
- Sympathetically Updated Throughout
- Private Rear Garden
- Ideal Bolthole / Investment Purchase

Tenure: Freehold | EPC Rating: N/A | Council Tax Band: A |

Services: All mains services are connected.

Location

The North Dorset Saxon hilltop market town of Shaftesbury is famed for the iconic cobbled street of Gold Hill and rich history going back to the times of King Alfred. Shaftesbury is a delightful community orientated town with an attractive and bustling High Street that provides most everyday requirements including a farmer's market, cafés, charity shops, various retail shops and a cottage hospital.

Families are drawn to this area by the quality of life and excellent choice of state and independent schools including Port Regis, Clayesmore, Sandroyd and Bryanston amongst many others. Shaftesbury also offers several ways to explore the stunning countryside and traditional English villages of the Blackmore Vale, Cranborne Chase and Wiltshire Downs with their many miles of public footpaths and bridleways.

Overview

A most delightful, one-bedroom Grade II Listed cottage situated within the exclusive Pump Yard on St James Street, a short walk from Shaftesbury's thriving town centre and iconic Gold Hill. The property is being sold with no forward chain.

Inside the Home

Nestled within an attractive courtyard setting, this delightful Grade II listed stone cottage effortlessly blends period charm with stylish contemporary touches. Beautifully presented throughout, the property retains a wealth of character including exposed beams, feature stonework and vaulted ceilings, whilst benefiting from a thoughtfully modernised interior.

The accommodation first comprises an inviting kitchen/breakfast room, fitted with shaker-style cabinetry, timber worktops and a range cooker beneath an attractive inglenook-style surround.

The cosy sitting room is full of character, boasting a vaulted ceiling with exposed timbers and a wood-burning stove, as well as a useful storage cupboard. Additionally, the principal bedroom is generously proportioned with fitted wardrobes with stairs leading to the mezzanine floor and a stylishly refitted shower room that serves the accommodation, featuring contemporary fittings and attractive tiling. The mezzanine floor serves as an ideal reading or study spot, overlooking the sitting room.

Outside Space

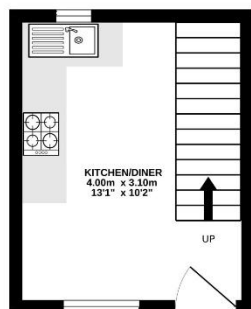
Outside, the cottage enjoys a delightful enclosed courtyard garden designed for ease of maintenance. Framed by mature planting and colourful borders, the private terrace provides a peaceful setting for al fresco dining or relaxing throughout the warmer months. A useful brick-built outbuilding offers excellent storage.



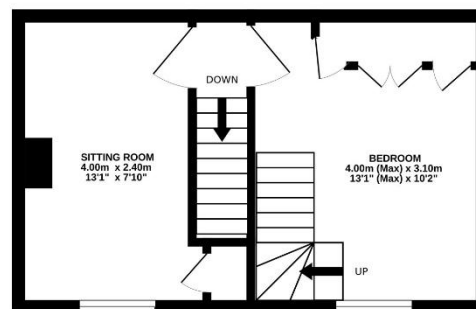
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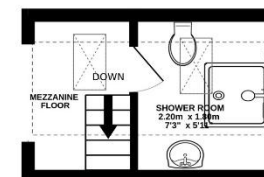
GROUND FLOOR



1ST FLOOR



2ND FLOOR



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23 July 2026