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The Green, Kingston, Sturminster Newton,

# 14

The Green  
Kingston  
Sturminster Newton  
DT10 2DX



- Unfurnished
- Far reaching countryside views
  - Available mid June
- Situated in the popular hamlet of Kingston
  - Well-presented throughout
- Driveway with parking for multiple vehicles



## £1,550 Per Month

Sturminster Lettings  
01258 473766  
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## THE PROPERTY

A well-presented three bedroom semi-detached house set in the popular rural hamlet of Kingston.

Available mid June with preference for a longer-term tenancy.

This well-presented home offers generous and flexible living accommodation. The property features a spacious kitchen/dining room with integrated appliances and a breakfast bar. There are French doors in both the dining and sitting room that leading to the enclosed garden. Additional living spaces include a sitting room with wood burner, a useful utility room, a family bathroom, a cloakroom and well-fitted office. The property comprises three good sized bedrooms - two doubles and one single all with fitted wardrobes. The loft has been converted to provide ample storage space.

Additional features include double glazing, under floor heating on the ground floor, and a good-sized enclosed garden. The property also offers off-street parking and storage shed.

Agent's Note - The landlord is removing the swing set in the garden and this will be seeded.

## DIRECTIONS

What3words:///united.downcast.covertly

## SERVICES

The rent is exclusive of all utility bills including council tax, mains water, mains drainage and mains electricity. Oil fired central heating. There is mobile signal and Ultrafast broadband provided to the property as stated by the Ofcom website. There is a very low recorded flood risk at the property. The property is of a brick build under a tiled roof and will be let unfurnished.

<https://www.ofcom.org.uk/phones-telecoms-and-internet/advice-for-consumers/advice/ofcom-checker>

<https://www.gov.uk/check-long-term-flood-risk>

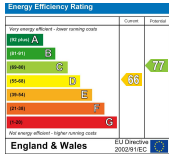
## SITUATION

Kingston is a peaceful, rural hamlet and village community in North Dorset, England. Situated within the civil parish of Hazelbury Bryan, it lies just a short distance southwest of the market town of Sturminster Newton. Sturminster Newton is an attractive and busy market town lying in the heart of the Blackmore Vale surrounded by beautiful open countryside. The town has good local shopping facilities with major supermarkets at Blandford and Gillingham.

## DIRECTIONS

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Office/Neg/Date



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