

Rolfe East



Glebe Close, Thornford, DT9 6PY

Guide Price £350,000

- OCCUPYING A GENEROUS LEVEL PLOT AND GARDENS EXTENDING TO 0.14 ACRES.
- VERY NEAR PRETTY VILLAGE CENTRE.
- LARGE PLOT OFFERS SCOPE FOR EXTENSION OR ADDITION OF ANNEX / CABIN (STPP).
- NO FURTHER CHAIN.
- LARGE MATURE DETACHED BUNGALOW LOCATED IN SUPERB RESIDENTIAL CUL-DE-SAC.
- PRIVATE DRIVEWAY PROVIDING PARKING FOR TWO CARS.
- OIL FIRED CENTRAL HEATING, LOG BURNING STOVE AND uPVC DOUBLE GLAZING.
- VERY SHORT WALK TO POPULAR PUB, SHOP / POST OFFICE AND EXCELLENT SCHOOL.
- SINGLE GARAGE, ONE-AND-A-HALF SIZE CARPORT PLUS LARGE TIMBER OUTBUILDING.
- SHORT DRIVE TO SHERBORNE CENTRE AND RAILWAY STATION TO LONDON WATERLOO.

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8 Glebe Close, Thornford DT9 6PY

NO FURTHER CHAIN. '8 Glebe Close' is a deceptively spacious mature (1483 square feet), detached bungalow standing in a generous, level plot and gardens extending to 0.14 acres approximately. The bungalow is located in a favourable 'tucked away' cul-de-sac location, a short walk to the pretty village centre, popular village pub, village shop and much more. It is a short drive to Sherborne town centre and the mainline railway station to London Waterloo. The property looks out over attractive period character properties. The bungalow enjoys excellent levels of natural light from a sunny aspect plus dual aspects and large windows in many of the rooms. There is private driveway parking for two cars leading to a single attached garage and a one-and-a-half size carport. The rear garden offers ample space for extension, further building of the addition of a cabin or annex, subject to the necessary planning permission. There are lovely dog walks in countryside a short walk from the front door – ideal as you do not need to put the children and the dogs in the car. The property is heated by an oil-fired radiator central heating system, a cast iron log burning stove and also benefits from uPVC double glazing. The deceptively spacious accommodation comprises large entrance reception hall, utility room, sitting room leading into dining room area and kitchen, cloakroom / WC, inner hall, three generous bedrooms and a family shower room / wet room. This rare and unique property is situated a short walk to the picturesque village centre of Thornford. Thornford village is one of the closest villages to Sherborne town. It is incredibly sought-after and properties of this nature very rarely come to the open market. Thornford offers a superb public house, primary school rated 'outstanding' by Ofsted, village store and post office, village hall, parish church and its own cricket club. All of these amenities are within walking distance of the property. NO FURTHER CHAIN.



Council Tax Band: D



In addition Thornford station is situated on the Weymouth to Bristol line which includes Bath and links to the Midlands and North. It is a short drive to the historic town of Sherborne with its superb boutique high street with coffee shops, restaurants, market square, Waitrose store and independent shops plus the breath-taking Abbey, Almshouses and Sherborne's world famous private schools. It is also a short drive to the mainline railway station making London Waterloo directly in just over two hours. Sherborne has recently won the award for the best place to live in the South West by The Times 2024. It also boasts 'The Sherborne' - a top class, recently opened arts and conference centre plus superb restaurant.

Front pathway leads to front door. uPVC double glazed front door to

ENTRANCE HALL / BOOT ROOM: 13'8 maximum x 5'10 maximum. A generous entrance reception area providing a warm greeting to the home. uPVC double glazed windows to the side. radiator, ceramic floor tiles, ceiling window. Doors lead off to further rooms.

SITTING ROOM / DINING ROOM: 22'1 maximum x 18'7 maximum. A generous L-shaped open plan main reception area enjoying a light dual aspect with large uPVC double glazed windows to the rear and side boasting southerly and easterly aspects. Three radiators, cast iron log burning stove, telephone point, TV point. Large entrance leads to kitchen providing a full through-measurement of 19'7 maximum.

KITCHEN: 9'1 maximum x 10'8 maximum. A range of oak panelled kitchen units comprising granite effect laminated work surface, decorative tiled surrounds, inset composite one-and-a-half sink bowl and drainer unit, mixer tap over, inset induction electric hob, a range of drawers and cupboards under, integrated Bosch dishwasher, integrated fridge and freezer, built-in eye level electric oven and grill, a range of matching wall mounted cupboards with under unit lighting, wall mounted concealed cooker hood extractor fan, shelved larder cupboard, internal window to the entrance hall, TV point.

Glazed door from the entrance hall leads to

UTILITY ROOM: 9'9 maximum x 7'9 maximum. Laminated work surface, space and plumbing for washing machine and tumble dryer, under counter cupboard, a range of matching wall mounted cupboards, ceramic floor tiles, radiator, ceiling light window, double glazed sliding patio door to the rear.

CLOAKROOM / WC: 9'1 maximum x 3'5 maximum. Fitted low level WC, wash basin and work surface, tiled surrounds, cupboards under, ceramic floor tiles, uPVC double glazed window to the front, radiator, internal door to integral garage,

Panel door from the sitting room dining room leads to

INNER HALL: 7'9 maximum x 6'7 maximum. Double panel doors give access to airing cupboard housing lagged hot water cylinder and immersion heater. slatted shelves, pump for shower. Ceiling hatch and loft ladder lead from the inner hall to boarded loft storage space with fitted loft ladder and electric light. Panel doors lead off the inner hall to the further rooms.

BEDROOM ONE: 10'11 maximum x 12'6 maximum. A generous double bedroom enjoying a light dual aspect with uPVC double glazed windows to the front and side. Radiator, TV point.

BEDROOM TWO: 12'10 maximum x 10'9 maximum. A second generous double bedroom enjoying a light dual aspect with uPVC double glazed windows to the front and side. Radiator, telephone point, TV point.

BEDROOM THREE: 7'10 maximum x 7'11 maximum. A generous third bedroom, uPVC double glazed window to the side, radiator, telephone point. Panel doors lead to fitted wardrobe cupboard space.

FAMILY WET ROOM: 7'2 maximum x 7'1 maximum. A white suite comprising low level WC, wall mounted wash basin, shower wet room area with mains shower over, floor drain, tiled floor, radiator, extractor fan, uPVC double glazed window to the side, shaver light and point, wall mounted cabinet.

OUTSIDE: A generous, level plot and gardens extending to 0.14 acres approximately. At the front of the property, a dropped kerb gives vehicle access from the head of the cul-de-sac to a private driveway providing off-road parking for two cars. Outside security lighting. Driveway leads to

ATTACHED SINGLE GARAGE: 18'4 maximum x 8'7 maximum. Light and power connected. Metal up and over garage door. uPVC double glazed window to the rear. Internal door to the cloakroom, floor standing Grant oil fired central heating boiler.

Driveway also leads to

ATTACHED CARPORT: 24'5 in depth x 11'1 in width. Power point connected, space to store recycling containers and wheelie bins.

Carport leads to large side garden, boasting a sunny easterly and southerly aspects. Side garden boasts three timber bordered raised vegetable plots. This garden enjoys pleasant views towards pretty period properties. Timber gate gives access to a lawned garden at the side with a variety of fruit trees and mature trees. Side garden leads to the main rear garden.

MAIN REAR GARDEN: A generous garden laid mainly to lawn on the south side of the property enclosed by walls and timber panel fencing. Large timber decked raised sun terrace area with outside security lighting. Enclosed area houses oil tank. Timber side gate and gate at the rear of the property give access to the rear garden.

LARGE DETACHED TIMBER OUTBUILDING:. 14' maximum x 7'11 maximum. Light and power connected. Windows to the side.

ATTACHED GARDEN STORE: 8' maximum x 5'9 maximum. Electric light and power connected.

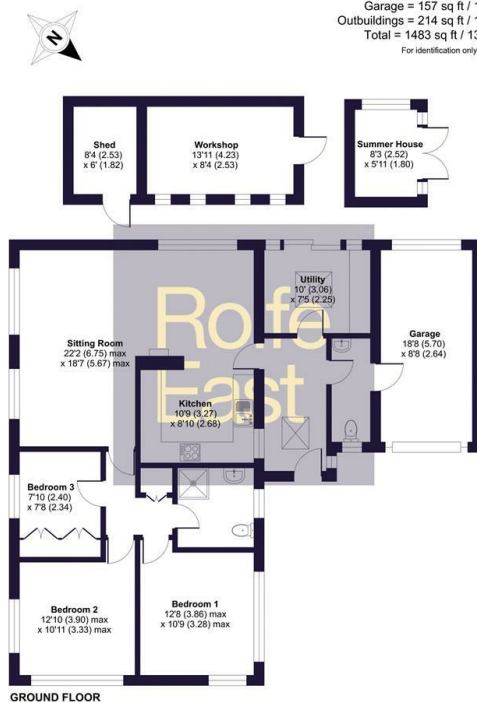
DETACHED TIMBER SUMMER HOUSE: 7'10 maximum x 6'1 maximum. Light and power connected.



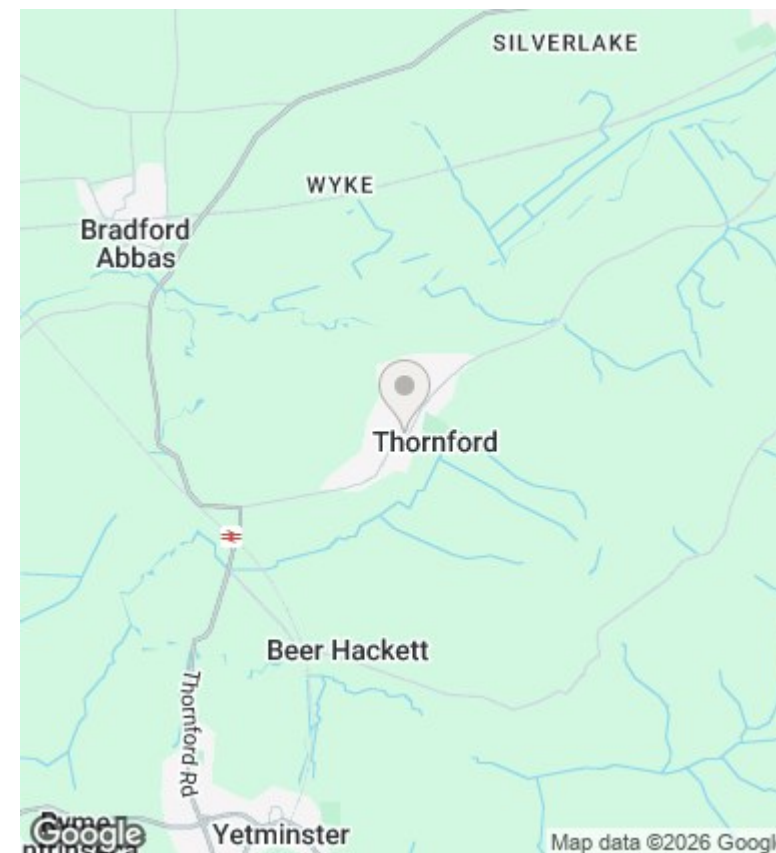


Glebe Close, Thornford, Sherborne, DT9

Approximate Area = 1112 sq ft / 103.3 sq m
Garage = 157 sq ft / 14.5 sq m
Outbuildings = 214 sq ft / 19.8 sq m
Total = 1483 sq ft / 137.6 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS Residential). © ROLFE EAST 2026. Produced for Rolfe East Sherborne Ltd. REF: 1524809



Directions

Viewings

Viewings by arrangement only. Call 01935 814 929 to make an appointment.

Council Tax Band

D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		71
(55-68) D	55	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		