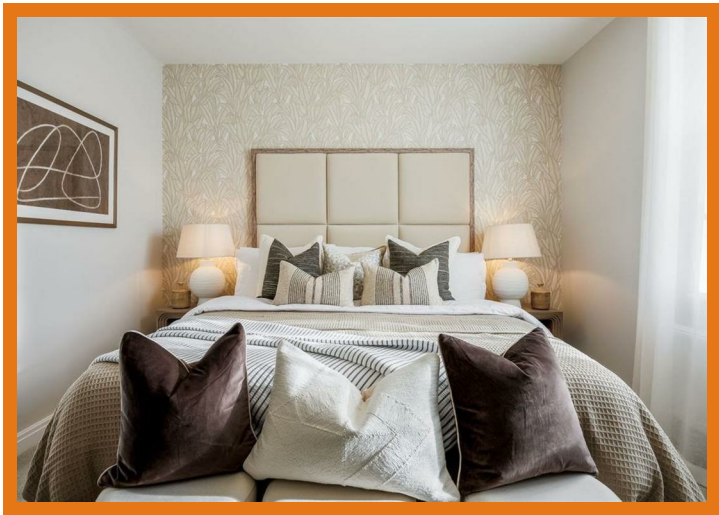
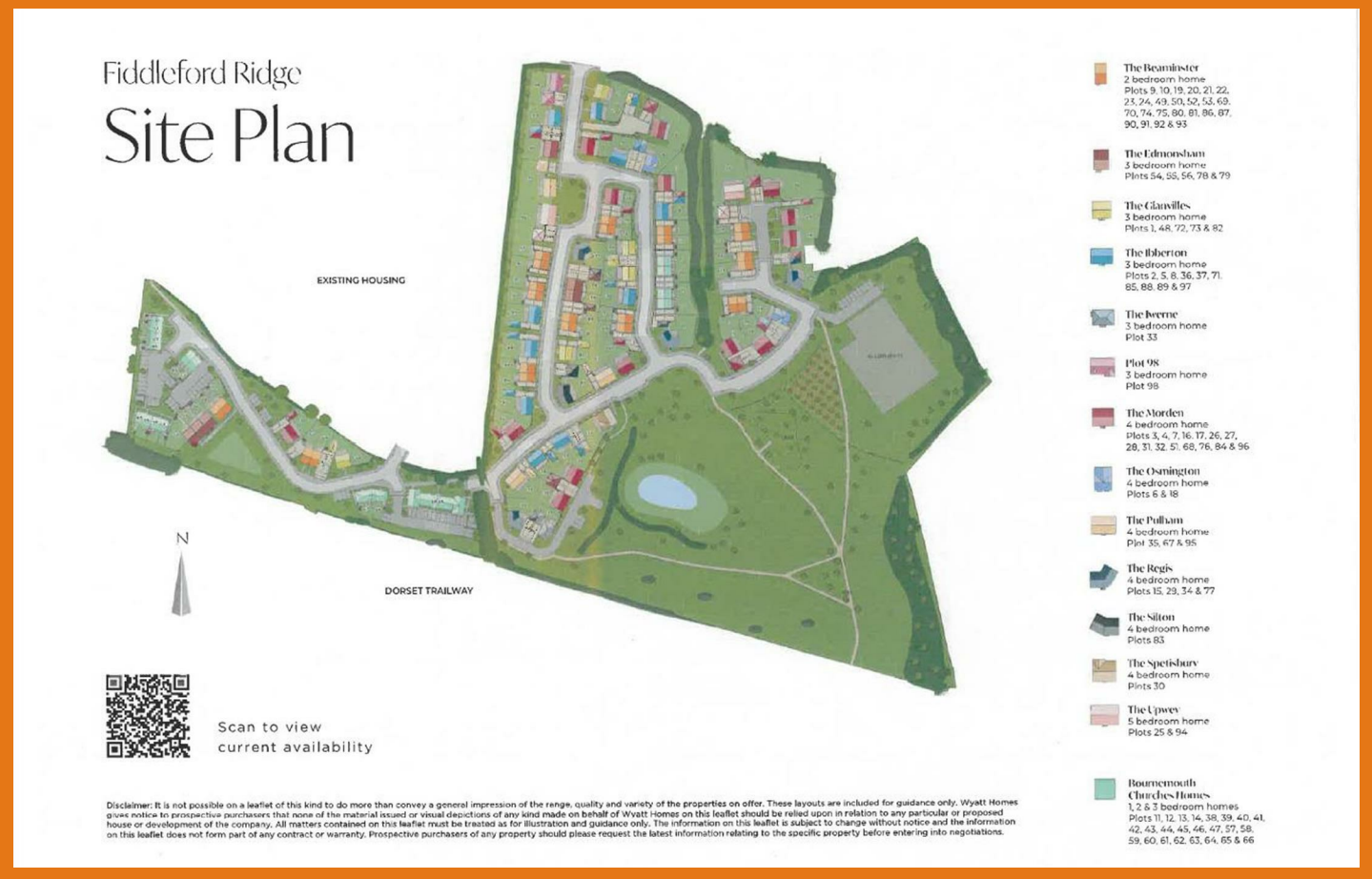




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The Property

Accommodation

Inside

Ground Floor

The front door opens into an inviting entrance hall with doors leading off to the cloakroom, kitchen and combined sitting and dining room plus stairs rise to the first floor. The combined sitting and dining room has a window overlooking the rear garden plus double doors leading out to the garden. There is also access to a good sized understairs storage cupboard as well as a good sized cloakroom at the front of the house.

The kitchen looks out to the front and is fitted with a range of stylish, high quality and contemporary units consisting of floor and eye level cupboards plus a generous amount of work surfaces and an under-mounted stainless steel sink with a chrome mixer tap. There is a built in oven and hob with an extractor hood above plus an integrated fridge/freezer and dishwasher.

First Floor

Stairs rise to the landing where there are doors on either side, leading to both

bedrooms and bathroom. The bathroom is fitted with a modern suite in white consisting of low level WC, pedestal basin and bath. There is also a chrome heated towel rail and the walls are Porcelanosa tiles and ceramic tiled floor. There are two double bedrooms, the principal is benefitting from built in wardrobes and an en-suite shower room with thermostatic shower controls. The second room offers generous space and features two front-facing windows that fill the area with natural light.

Outside

Parking

There is parking at the side of the house, for two cars on the drive.

Garden

There is an outside tap plus a footpath from the patio to the garden gates and garage personnel doors. With planting at the front the property, the rear gardens are fully turfed, fenced and include a generous patio as standard.

Useful Information

Predicted Energy Rating A
Council Tax Band tba
Double Glazed Windows
Gas Fired Central Heating Boiler and Solar

PV Panels
Mains Drainage
Freehold
No Onward Chain
10 Year Build Warranty
There will be an estate charge - amount to be confirmed

Location and Directions

Sturminster Newton is a popular and historic market town set in the heart of the Blackmore Vale, offering a strong sense of community alongside a wide range of everyday amenities. The town provides a good selection of independent shops, supermarkets, cafés, public houses and restaurants, together with primary and secondary schooling, medical facilities and leisure facilities, as well as plenty of countryside walks nearby. There are good road links to surrounding towns including Blandford Forum, Sherborne, Shaftesbury and Dorchester, while mainline railway stations at nearby Sherborne and Gillingham provide direct services to London Waterloo.
Postcode DT10 1JG

DISCLAIMER: These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.