

Symonds
& Sampson



Victoria Place

Portland, Dorset

Victoria Place
Portland
Dorset DT5 2AA

An individually built and highly impressive house delightfully situated in a peaceful position. Set in stunning landscaped gardens of 0.37 acres with extensive parking and double garage.

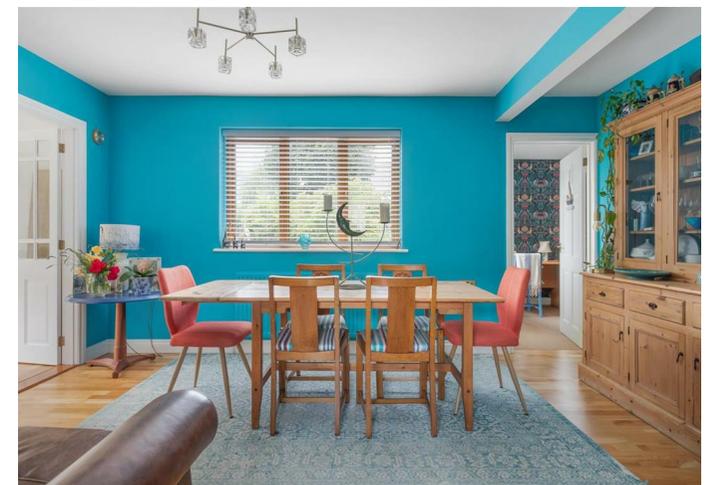


- Beautifully presented and versatile accommodation
- Individually built in 1999 with Portland stone elevations under a slate roof
- Two reception rooms, study, kitchen and utility room
- Five double bedrooms, three en-suite shower rooms and family bathroom
- Stunning landscaped gardens, in all around 0.37 acres
 - Ample parking and detached double garage

Guide Price **£650,000**

Freehold

Poundbury Sales
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INTRODUCTION

An impressive individually built five double bedroom Portland stone detached chalet style house set in stunning landscaped gardens in a peaceful and tucked away location close to Easton Square. Built in 1999 with attractive Portland stone elevations and set in stunning landscaped gardens of 0.37 acres with extensive parking and a detached double garage.

THE PROPERTY

A useful tiled entrance porch leads into a reception hall with stairs to the first floor. A spacious dining room has open access into the kitchen, door to study room and double doors leading into a delightful triple aspect sitting room with woodburning stove and French doors to the side leading onto a westerly facing timber decking sun terrace. The kitchen is comprehensively fitted with modern units, built in double oven, integrated dishwasher and gas hob. A spacious utility room has a sink, gas fired boiler, wall and floor units and side access door. On the ground floor are two double bedrooms, one with en-suite shower room and a family bathroom.

On the first floor are a further three double bedrooms with two having en-suite shower rooms together with built in wardrobes and eaves cupboards and loft access.

OUTSIDE

Timber gates from the road lead to a sweeping tarmac driveway with parking for several cars and a detached double garage with twin doors, power and light. Large gardens extend to the front stocked with an abundance of shrubs, plants and trees. Gated

access to the side leads to a large paved terrace with 2 timber sheds, summer house, 2 greenhouses and a vegetable garden. Power is connected to the greenhouses and one shed. The rear garden is a wonderful feature, enjoying a south facing private garden stocked with a variety of fruit trees including apple, plum and pear. Large expanses of lawns lead to the western side with timber decking sun terrace, gravelled patio with stone feature chimney and fireplace and archway through to a further extensive and private garden, originally forming part of the old railway line and now a delightful landscaped garden with shrubs, trees and lawns.

SITUATION

The property is located close to all amenities within Easton Square. The Isle of Portland is known for its spectacular cliffs and small cove beaches, a popular destination for climbers, diving, kayaking, walking and bird-watching. An explorer's island, with museums, castles, lighthouses, sculptures and stunning views across the Chesil, Portland Harbour and Weymouth.

The island, just 4 miles long by a mile and a half wide at its broadest point, provides a variety of shopping and business outlets, including a petrol station, Tesco and Lidl supermarkets, hairdressers, Co-op, variety of public houses and educational facilities as well as many leisure pursuits, in particular, excellent sailing, fishing and water sports facilities including those at the Portland Sailing Academy.

The coastal resort of Weymouth is reached over a causeway from Chesil Beach and is within easy reach by car as well as regular bus

services from the island. The town provides a comprehensive range of shops and restaurants, as well as cultural, recreational and further educational facilities. The area provides the opportunity to enjoy walks around the harbour and marina as well as the award-winning sandy beaches and World Heritage Jurassic Coastline with rolling countryside.

There are rail links to London Waterloo and Bristol Temple Meads.

DIRECTIONS

What3words/////cute.mull.lotteries

SERVICES

Mains gas, electric, water and drainage.
Gas fired central heating system.

Local Authority
Dorset Council; 01305 221000
Council Tax Band E

Broadband - Ultrafast speed available
Mobile - There is mobile coverage in the area; please refer to Ofcom's website for more details. (<https://www.ofcom.org.uk>)

AGENTS NOTE

Tree Preservation Order for 3 sycamore trees in garden.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
A	85-91	75	82
B	79-84		
C	73-78		
D	67-72		
E	61-66		
F	55-60		
G	49-54		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

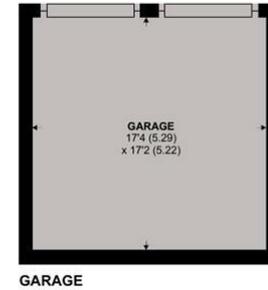
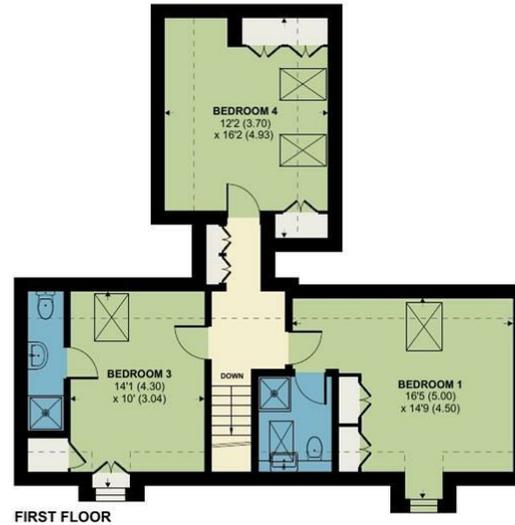
Victoria Place, Portland

Approximate Area = 1958 sq ft / 181.9 sq m
 Limited Use Area(s) = 150 sq ft / 13.9 sq m
 Garage = 297 sq ft / 27.5 sq m
 Total = 2405 sq ft / 223.3 sq m

For identification only - Not to scale



Denotes restricted head height



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nctechcom 2026. Produced for Symonds & Sampson. REF: 1423808



Poundbury/DW/18.3.26



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