



2 Berkeley Court, Church Road, Pimperne, Dorset, DT11 8UB





**A well presented 4 bedroom 3 storey family home with parking and garage in the popular village of Pimperne.**

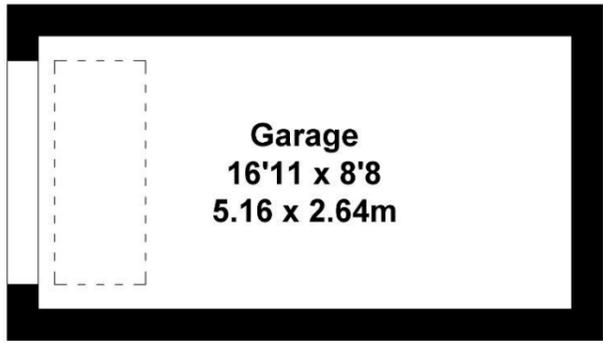
You enter the property through a hallway with stairs leading to the first floor and access to all main rooms. The main living area is a large open-plan kitchen/dining/family room, ideal for family life or having friends over. The kitchen has a good range of wall and base units with wooden worktops, built-in double oven, electric hob with extractor, fridge/freezer, dishwasher, and space and plumbing for a washing machine. There's also a central island with a granite top, sink, and drainer. A useful cupboard sits under the stairs, and there's a door leading out to the rear garden. At the front of the house is a bright sitting room with a bay window and a gas fireplace with a marble surround. There's also a downstairs cloakroom with a toilet and basin.

Upstairs, the landing leads to all bedrooms. Bedrooms two and three are both good-sized doubles with wood-effect flooring, and bedroom four is a single room overlooking the front. The family bathroom includes a roll-top bath with shower over, basin, and toilet. The top floor has the main bedroom which looks out over the rear garden and includes an en-suite shower room.

The front garden is mainly laid to lawn with some flower beds and a path to the front door. The rear garden bounded by fencing being predominately laid to artificial grass with patio space for seating. A path leads to a gate at the back giving access to the rear. The property also has a single garage in a block to the rear, with power and lighting, plus two parking spaces in front of the garage and another space to the front of the property

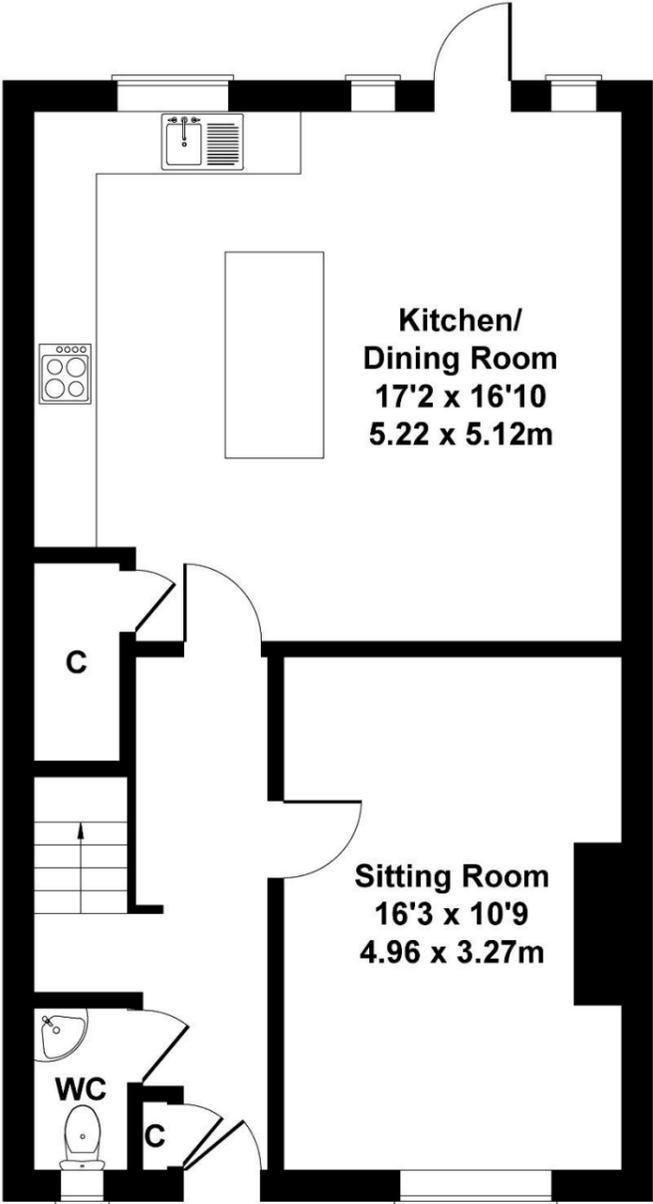
# 2 Berkeley Court

Approximate Gross Internal Area  
1485 sq ft - 138 sq m



**Garage**  
16'11 x 8'8  
5.16 x 2.64m

**GARAGE**

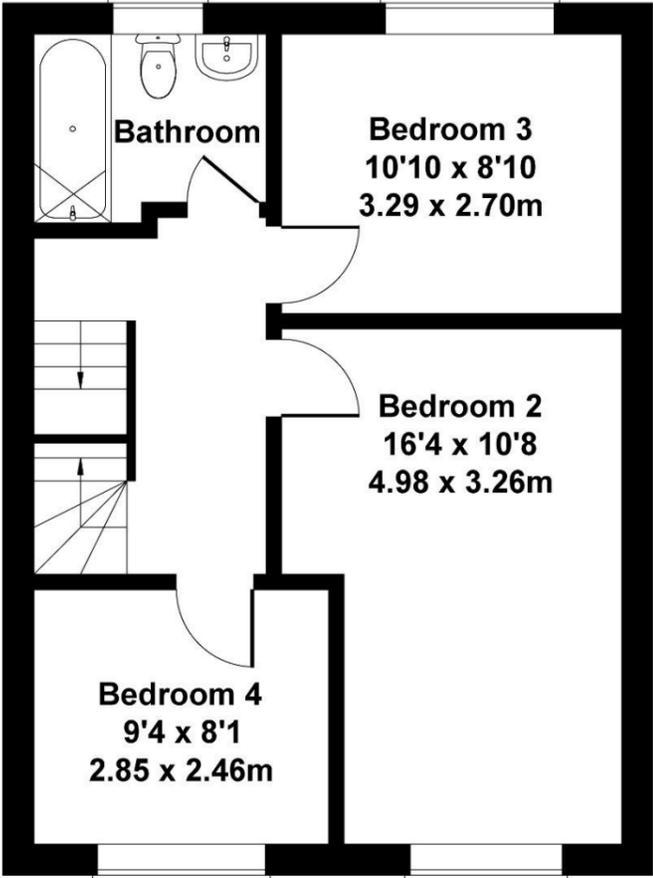


**Kitchen/  
Dining Room**  
17'2 x 16'10  
5.22 x 5.12m

**Sitting Room**  
16'3 x 10'9  
4.96 x 3.27m

**WC**

**GROUND FLOOR**



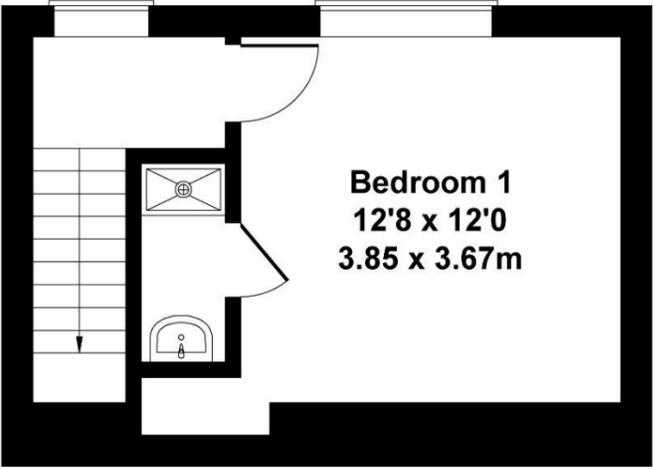
**Bathroom**

**Bedroom 3**  
10'10 x 8'10  
3.29 x 2.70m

**Bedroom 2**  
16'4 x 10'8  
4.98 x 3.26m

**Bedroom 4**  
9'4 x 8'1  
2.85 x 2.46m

**FIRST FLOOR**



**Bedroom 1**  
12'8 x 12'0  
3.85 x 3.67m

**SECOND FLOOR**

Not to Scale. Produced by The Plan Portal 2025  
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EPC Rating - C

Viewing Arrangements - Strictly by appointment with Forum Sales & Lettings

15 Salisbury Street, Blandford Forum, Dorset, DT11 7AU

Tel: 01258 459600

