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Higher Green, Beaminster, Dorset

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Higher Green
Beaminster
Dorset DT8 3SE

Spacious bungalow situated in one of Beaminster's most sought after streets with stunning rural views.



- Detached
- Two reception rooms
- Triple aspect sitting room
 - Wood burning stove
- En-suite shower room
 - Far reaching views
 - Stunning garden
- Driveway and garage

Guide Price **£499,950**

Freehold

Beaminster Sales
01308 863100
beaminster@symondsandsampson.co.uk



INTRODUCTION

A spacious bungalow located in one of Beaminster's most sought-after cul-de-sacs, this property enjoys an elevated position with far-reaching views across the rolling hills beyond. Built of traditional construction, the home offers two generous reception rooms, three well-proportioned bedrooms, and a sizeable garden—ideal for relaxation and outdoor living.

THE PROPERTY

To the front of the home lies a wonderfully spacious, triple-aspect sitting room, bathed in natural light throughout the day. A charming wood-burning stove forms the heart of the room, creating a warm and inviting atmosphere, while elegant sliding doors open out to the garden, seamlessly blending indoor comfort with outdoor tranquillity. The beautifully appointed kitchen is both stylish and practical, featuring modern fitted appliances and a central peninsula that provides the perfect setting for casual breakfasts or social cooking. This flows effortlessly into the dining area, an ideal space for family gatherings or relaxed entertaining.

The bungalow offers two comfortable double bedrooms and a further single bedroom, thoughtfully arranged to provide flexibility for family, guests or home working. The main bedroom enjoys the luxury of its own en-suite shower room, offering a peaceful retreat at the end of the day. A spacious family bathroom, complete with bath, wash hand basin and WC, serves the remaining rooms. Adding to the property's practicality, a dedicated boot room leads directly into the garage—perfect for arriving home after countryside walks without bringing the outdoors in.

OUTSIDE

The property is surrounded by beautifully maintained wrap-around gardens, offering a sense of space and seclusion from every angle. To the rear, an elevated seating terrace provides the perfect spot for alfresco dining throughout the summer months, capturing the sun and taking full advantage of the peaceful setting. The grounds also include a high-quality garden shed, ideal for storage or hobbies, Greenhouse, covered area at the rear by door, while the generous driveway offers ample parking for several vehicles. The garden itself is of an excellent size, wonderfully private, and thoughtfully arranged to create a tranquil outdoor haven.

SITUATION

Beaminster is a small West Dorset country town nestling in the hills surrounded by countryside designated as an Area of Outstanding Natural Beauty. The town has many fine examples of Georgian architecture as well as picturesque 17th century cottages and at its heart is a conservation area with listed buildings, a number of which are built of mellow limestone. This thriving community has a good selection of shops, restaurants and pubs, many of which are clustered around the town Square. Super-fast broadband is available. There is an annual music festival as well as an arts festival and the surrounding countryside and superb coast, which is designated a World Heritage Site, can be accessed via a network of foot and bridle paths. The larger towns of Bridport, Dorchester and Yeovil are within reach along with Crewkerne where there is also a main line railway service to London (Waterloo).

DIRECTIONS

What3words - ///stubborn.centally.guidebook

SERVICES

Mains water, gas and electricity are connected.

Broadband coverage

Standard and superfast broadband is available.

<https://checker.ofcom.org.uk/en-gb/broadband-coverage>

Mobile phone

There is mobile phone coverage in the area, please refer to Ofcom's website for more details.

<https://www.ofcom.org.uk/mobile-coverage-checker>

Solar panels fitted with battery

COVENANTS

This property has restrictive covenants which is the case with some properties. The vendor has no knowledge of any issue caused by the covenants For further information please contact the office.

LOCAL AUTHORITY

Dorset Council - 01305 251010

Council Tax Band D.



Higher Green, Beaminster

Approximate Area = 1154 sq ft / 107.2 sq m

Garage = 210 sq ft / 19.5 sq m

Total = 1364 sq ft / 126.7 sq m

For identification only - Not to scale



GROUND FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Symonds & Sampson. REF: 1383702



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		67	72
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



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beaminster@symondsandsampson.co.uk
Symonds & Sampson LLP
36, Hogshill Street,
Beaminster, Dorset DT8 3AA



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