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Horn Hill View, Beaminster, Dorset

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Horn Hill View Beaminster Dorset DT8 3PJ

A detached four-bedroom family home with garage and greenhouse, offering well-balanced accommodation including a principal bedroom with en-suite, situated in a popular residential area of Beaminster.



- Detached family home
- Spacious accommodation
 - Mature rear garden
 - Solar panels
- En-suite principal bedroom
 - No onward chain

Guide Price **£485,000**

Freehold

Private Treaty

Beaminster Sales
01308 863100

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INTRODUCTION

Occupying a pleasant position within the popular Horn Hill View development, the property is a detached family home offering spacious and practical accommodation together with a detached double garage, established gardens and ample space for modern family living. The property has been well maintained throughout and provides an excellent opportunity for purchasers seeking a home within easy reach of the amenities of Beaminster and the surrounding West Dorset countryside.

THE PROPERTY

A well-proportioned detached family home offering comfortable and versatile accommodation extending to approximately 1,178 sq. ft. The property provides a practical balance of reception and bedroom space, with two reception rooms creating flexibility for both everyday family life and entertaining.

The sitting room is particularly generous in scale, forming the principal living space within the house, whilst the adjoining dining room provides an ideal setting for family meals and social occasions. The kitchen is complemented by a useful utility area, enhancing the practicality of the accommodation.

On the first floor, four bedrooms are arranged around a central landing, including a spacious principal bedroom with fitted storage and an en-suite shower room. The remaining bedrooms are served by a family bathroom and offer flexibility for family occupation, home working or guest accommodation.

The property has been well cared for and presents an excellent opportunity for a purchaser seeking a detached home in an established residential setting, with scope to update and personalise to individual taste if desired.

OUTSIDE

The property benefits from a detached double garage, driveway parking and established gardens. The rear garden has been thoughtfully planted with a variety of mature shrubs and borders, together with areas of lawn and a paved terrace ideal for outdoor entertaining. A greenhouse adjoins the garage, while the garden enjoys an attractive outlook towards the surrounding West Dorset countryside.

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, and there are two schools, (primary and secondary). There is also 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). Super-fast broadband is available.

DIRECTIONS

What3words:///loses.dolly.that

SERVICES

Mains water, electricity, gas and drainage are connected.
Gas-fired central heating.
Owned solar panels

Broadband
Standard, superfast and ultra fast are available.

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

LOCAL AUTHORITY

Dorset Council - 01305 251010
Council Tax Band E.

MATERIAL INFORMATION

At the time of launching the property to the market the photographs were taken in August 2026 © Symonds & Sampson.

The flood risk for this property for surface water is high - Gov-UK long term flood risk.
Our vendors have confirmed the property has not had any issues with flooding in the last 5 years.



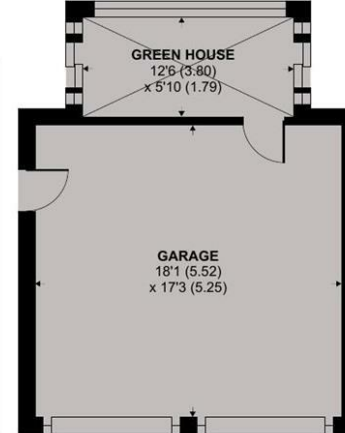
Horn Hill View, Beaminster

Approximate Area = 1178 sq ft / 109.4 sq m

Garage = 391 sq ft / 36.3 sq m

Total = 1569 sq ft / 145.7 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Symonds & Sampson. REF: 1502846



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	65	65
EU Directive 2002/91/EC		

BEA/ME/3867/18.8.26



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