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Vicary & Co

Chartered Surveyors & Property Agents

Estate Agents & Valuers
Residential - Commercial - Rural



The Snipe, Winfrith Newburgh, Dorset, DT2 8LN
Guide Price £450,000



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A two-bedroom detached bungalow with a large garden, set in a charming semi-rural location just outside the popular village of Winfrith Newburgh.



Property Details

- Two bedrooms
- Large Garden
- Garage
- Detached
- Semi-Rural Area
- No onward chain

THE PROPERTY

The Snipe is set in a charming semi-rural location adjoining open countryside to the rear. The accommodation is entered via an entrance porch which opens into a welcoming hallway. To the right is a generously sized, dual-aspect living room with access to the Conservatory. There are two bedrooms in total, which are well-proportioned doubles. Bedroom One has an en suite shower room with shower cubicle, hand basin and low-level w/c.

The kitchen is fitted with a range of wall and base units and has a fitted hob, oven and extractor fan. A window overlooks the rear garden, creating a bright and pleasant space. A door from the kitchen leads into a utility room opening out onto the garden.

The family bathroom is fitted with a comprising a corner bath, hand wash basin and WC.

OUTSIDE

Occupying a generous plot, the property enjoys attractive front and rear gardens, together with a single garage and a spacious driveway providing ample off-road parking.

The front and rear gardens are mainly laid-to-lawn, featuring a patio area, planting beds, bordering bushes and shrubs and trees including Willow creating a delightful outdoor space for relaxation and entertaining.

The bungalow benefits from gas central heating and is double glazed throughout, ensuring a warm and comfortable home.

SITUATION

Winfrith Newburgh is a charming and well-regarded Dorset village, nestled within the beautiful Purbeck countryside. The village offers a welcoming community atmosphere along with a range of everyday amenities including a village shop, school and public house. Surrounded by picturesque countryside and scenic walking routes, it is ideally positioned for those who enjoy outdoor pursuits. The nearby Jurassic Coast, a UNESCO World Heritage Site, is just a short drive away, while the towns of Dorchester and Wareham provide a wider range of shopping, dining and transport links

PROPERTY TENURE

Freehold

INFORMATION

Heating Type: Mains Gas

Construction Type: Conventional brick wall construction with a tiled roof.

Broadband: Refer to Ofcom.

Mobile phone coverage: Refer to Ofcom.

Flood risk check gov.uk website

Parking: Driveway parking and garage.

SERVICES

Mains electricity, gas, water and drainage.

Council Tax Band: E (Dorset Council)

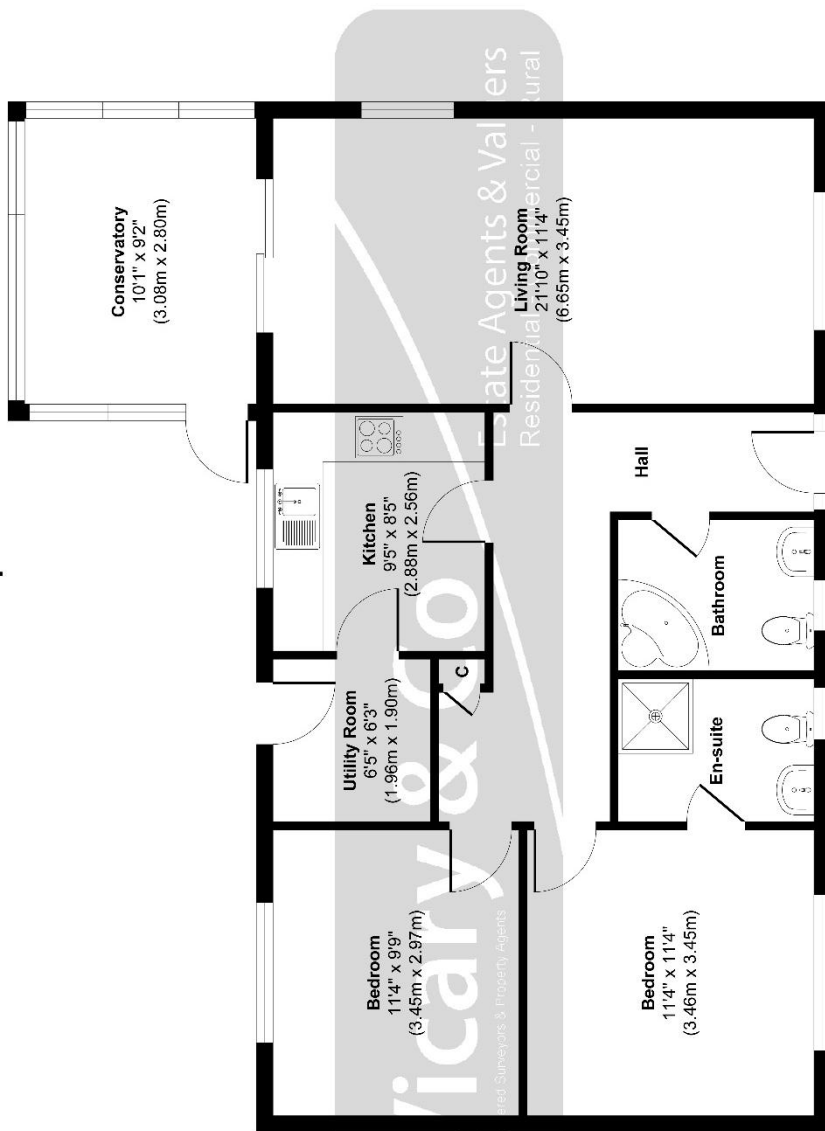
VIEWINGS

Strictly by appointment only with Vicary & Co



Score	Energy rating	Current	Potential
92+	A		92 A
81-91	B		
69-80	C		
55-68	D	65 D	
39-54	E		
21-38	F		
1-20	G		

The Snipe



Approx. Gross Internal Floor Area 957 sq. ft / 88.97 sq. m

Produced by Elements Property



Important Information:

All measurements are approximate. We have not tested any appliances or services within this property and cannot verify them to be in working order or within the vendors/s ownership. We have not verified the tenure of the property, type of construction or the condition thereof. Intending purchasers should make appropriate enquiries through their own solicitors and surveyor etc, prior to exchange of contract.

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