



Shepherds Hill, Buckhorn Weston

Asking Price £595,000

Shepherds Hill, Buckhorn Weston, Gillingham, Dorset, SP8 5HX

- Charming Rural Cottage •Beautifully Landscaped Garden
- Character Features Throughout •Inglenook Fireplaces
- Ample Off Road Parking and A Garage
- Generous Living Accommodation
- Three Good Sized Bedrooms
- EPC: G

LOCATION

Buckhorn Weston is a small village situated approximately 3 miles west of Gillingham and approximately 9 miles from the picturesque town of Shaftesbury. Buckhorn Weston has a village hall and an inn, but the nearby town of Shaftesbury offers more amenities with an attractive and bustling High Street that provides most everyday requirements including a farmer's market, cafés, charity shops, various retail shops and a cottage hospital.

The local road network offers strong connections to the other main towns in the region including Gillingham, Salisbury, Sherborne, Warminster and Yeovil as well as to the South Coast. In addition, the A303 links with the M3 that makes London accessible for the motorist.

DESCRIPTION

A charming and characterful three-bedroom cottage nestled in a peaceful and rural location on the edge of a sought-after village.

The property has undergone works by the current owners to offer more character features including a previously hidden inglenook fireplace in the sitting room.



The property is entered into a porch, which opens into the snug, and offers one of the feature inglenook fireplaces the cottage has to offer.

On one end of the cottage is the sitting room, which is a lovely cosy room which has the previously hidden inglenook fireplace, and cupboard which houses the utility space.

On the other end of the property is the large kitchen/dining room. Whilst being an extension of the original cottage, it still retains a country cottage feel with wall and base units, with space for an AGA, and doors opening into the garden.

Upstairs, there are three good sized bedrooms, with the principal bedroom benefitting from an en-suite bathroom. There is also a family bathroom on the first floor.





OUTSIDE

The property enjoys a generous plot of roughly a third of an acre with a stream running through the garden.

The garden has been well cared for and provides a peaceful and tranquil spot to enjoy the quiet countryside location of the property with seating areas spotted around the garden.

The garden also offers a shed and a workshop, as well as off road parking for four vehicles and a garage.

TENURE

Freehold.

SERVICES

Mains Water & Electricity.

Oil Fired Central Heating and Septic Tank Drainage.

COUNCIL TAX

Dorset Council Tax Band E.

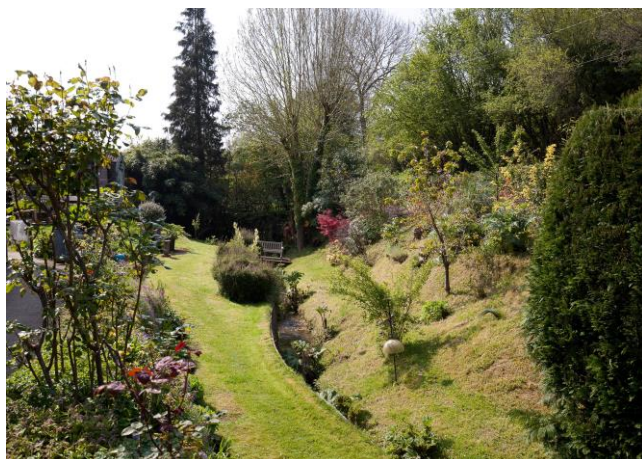
VIEWINGS

Strictly by appointment only via Boatwrights Estate Agents.

01747 213106

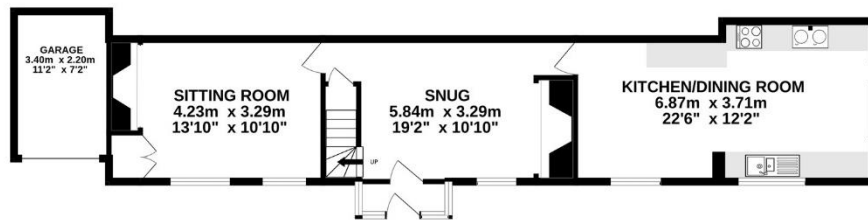
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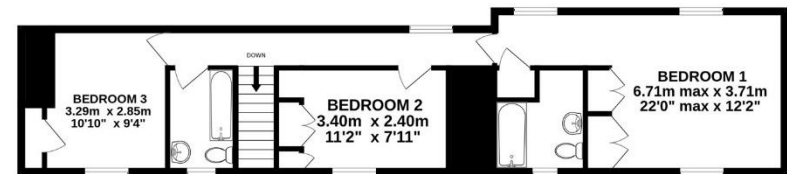




GROUND FLOOR
65.6 sq.m. (707 sq.ft.) approx.



1ST FLOOR
57.5 sq.m. (619 sq.ft.) approx.



TOTAL FLOOR AREA : 123.1 sq.m. (1325 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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These particulars do not constitute or form part of an offer or contract, nor may they be regarded as representations. All interested parties must themselves verify their accuracy. All measurements and the proportions of the floor plans provided are approximate.

09 May 2024