



Imber Road, Shaftesbury

Asking Price: £495,000

## Imber Road, Shaftesbury, Dorset, SP7 8RX

- No Forward Chain ·Superb Kitchen Breakfast Room Overlooking The Garden
- Immaculately Presented Family Home ·Four Bedrooms
- Principal Bedroom With Ensuite ·Three Reception Rooms
- Off-Road Parking & Garage ·EPC: C

### LOCATION

The North Dorset Saxon hilltop market town of Shaftesbury is famed for the iconic cobbled street of Gold Hill and rich history going back to the times of King Alfred. Shaftesbury is a delightful community orientated town 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. There are railway stations at Gillingham (4.5 miles) and Tisbury (8 miles) with mainline services to London (Waterloo) and the West Country.

### THE PROPERTY

A simply stunning, four bedroom-detached home that offers great versatility located within walking distance of several of Shaftesbury's schools, amenities and town centre. The house further benefits from being sold with no forward chain.

Having been extensively renovated and remodelled by the current owners, the main living accommodation focuses around a fantastic kitchen breakfast room to the rear of the home whereby the contemporary kitchen units are



complemented by built in appliances, ample room for a family dining table and a boxed bay with French Doors leading to the garden to allow for plentiful natural light to the room.

In addition, there is a dual aspect sitting room which again leads onto the garden whilst a further family room/study is also located on the ground floor as well as a cloakroom for convenience.

Upstairs boasts four well-proportioned bedrooms with the principal bedroom also taking benefit from built in wardrobes and an ensuite shower room that has been tastefully tiled throughout and features a shower with digital control.

The family bathroom has equally been tiled in finish and comprises a shower over bath unit.





## OUTSIDE

**Front:** An expansive resin driveway provides parking for multiple vehicles whilst a single garage offers further parking or storage options. Rear access is granted via the side of the property.

**Rear:** The rear garden is a blank canvas ideal for those who wish to create entertaining spaces, provide room for children's play equipment or further to horticultural displays. A patio is accessed immediately from the kitchen breakfast room.

## TENURE

Freehold.

## SERVICES

All mains services are connected.

## COUNCIL TAX

Dorset Council Tax Band E.

## VIEWINGS

Strictly by appointment only via Boatwrights Estate Agents.

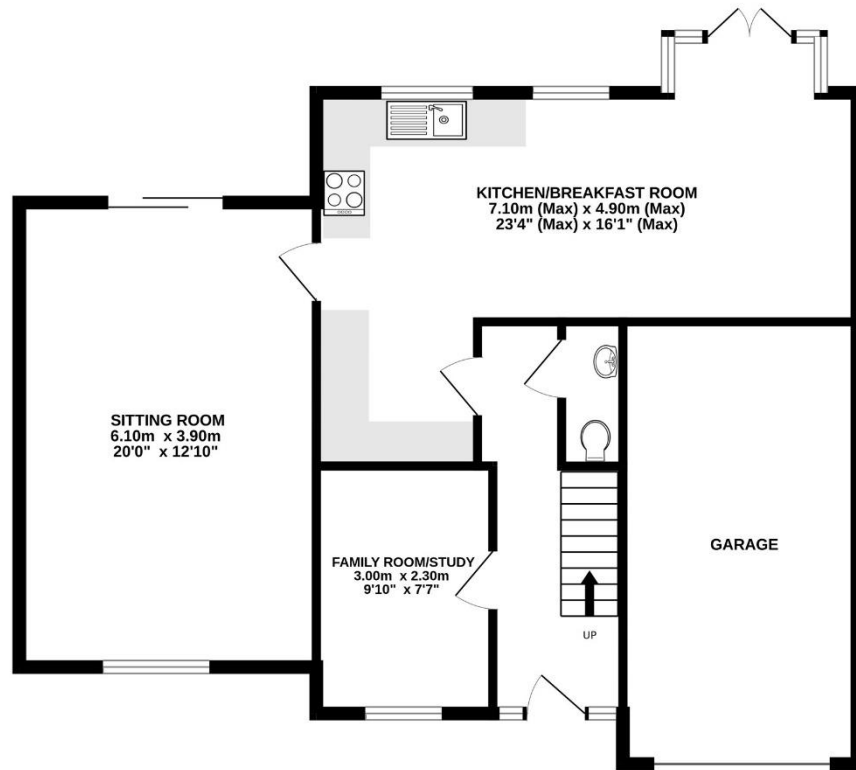
01747 213106

[sales@boatwrights.co.uk](mailto:sales@boatwrights.co.uk)

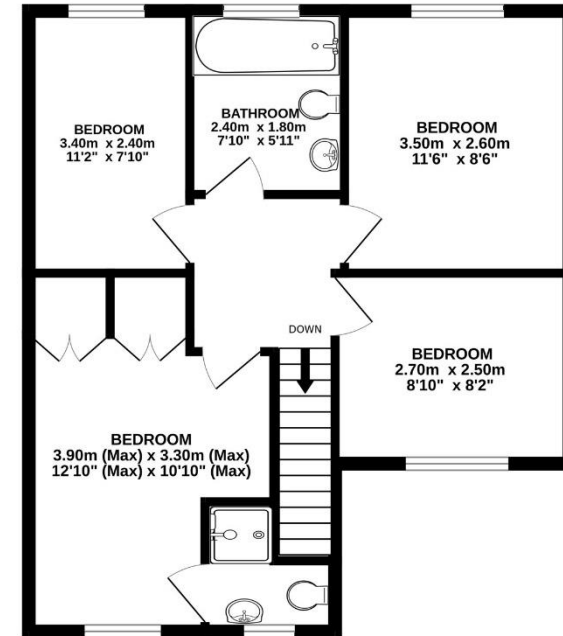
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**GROUND FLOOR**  
85.1 sq.m. (916 sq.ft.) approx.



**1ST FLOOR**  
51.1 sq.m. (550 sq.ft.) approx.



**TOTAL FLOOR AREA : 136.2 sq.m. (1466 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.

**22 October 2024**