



**CORNERSTONE COTTAGE, 73 HIGH STREET, LANGTON MATRAVERS
£525,000**

Cornerstone Cottage is a spacious detached family home situated in the village of Langton Matravers, a short distance from open country and coastal walks. It is thought to have been built during the 1980s and has external elevations of natural Purbeck stone under a pitched roof covered with concrete tiles.

The property offers particularly spacious accommodation with the benefit of an en-suite master suite, attractive South facing rear garden, garage and ample off-road parking.

The village lies 2.5 miles to the West of the seaside resort of Swanage and some 9 miles from the market town of Wareham, the latter having main line rail link to London Waterloo (approximately 2.5 hours). Much of the area surrounding the village is classified as being of Outstanding Natural Beauty.

All viewings must be accompanied and these are strictly by appointment through the **Sole Agents, Corbens, 01929 422284**. Postcode **BH19 3HF**.

Property Ref LAN1742

Council Tax Band



The spacious entrance hall welcomes you to Cornerstone Cottage and leads through to the generous dining room with beamed ceiling and sliding doors opening to the rear garden. There is a wide opening to the spacious dual aspect living room. The kitchen is fitted with an extensive range of light modern units, contrasting worktops and an integrated electric double oven and hob. Leading off, a separate utility with fitted units has space and plumbing for washing machine and tumble dryer. There is also a cloakroom on this level.

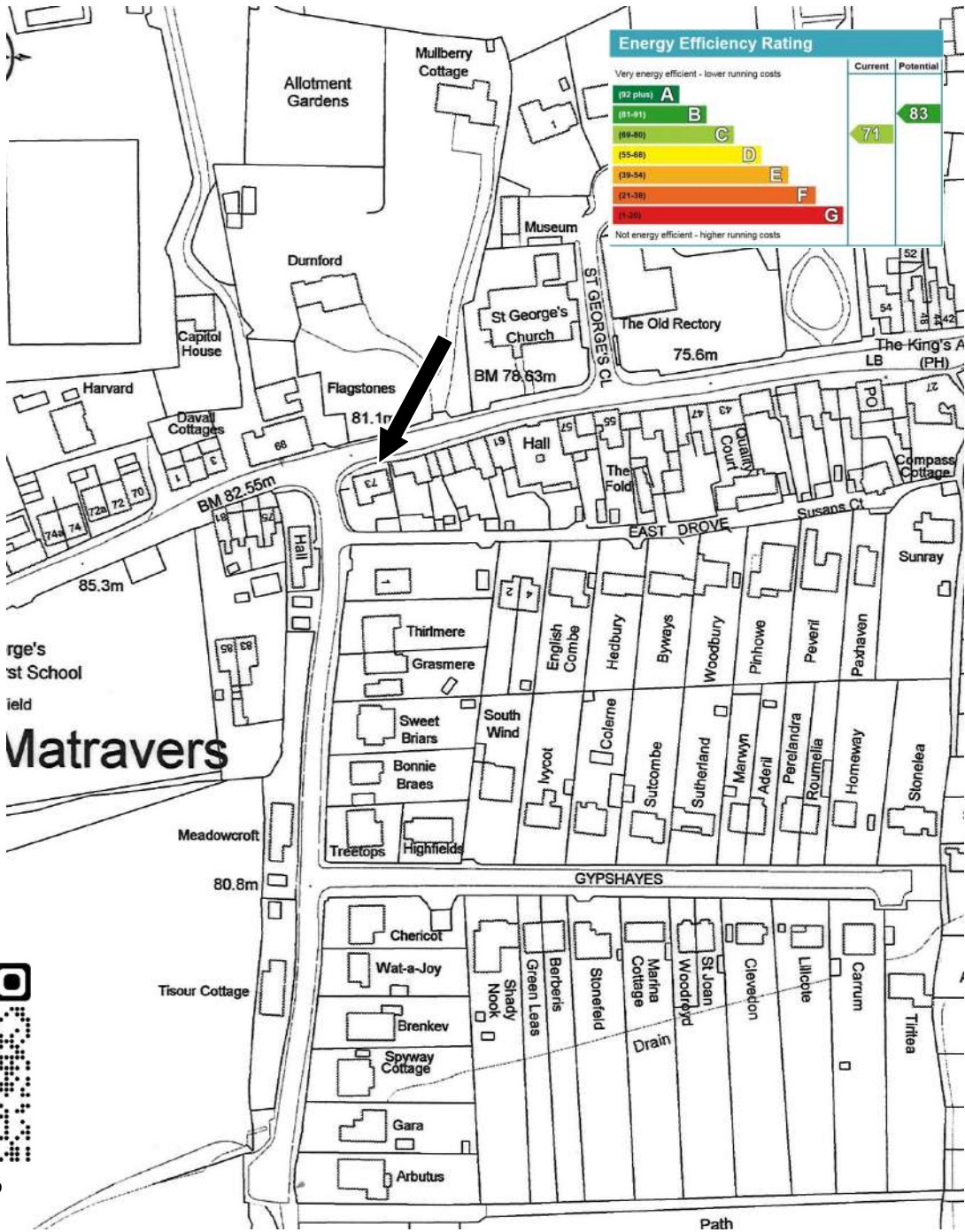
On the first floor there are three bedrooms. The master bedroom is particularly spacious and has distant views across to open country. It also has the advantage of a good sized en-suite bathroom. Bedrooms two and three are also good size doubles facing South, bedroom three having the benefit of a large fitted wardrobe. The family shower room with corner shower cubicle completes the accommodation.

Outside, there is a small garden to the front and side. A Tarmac driveway approached from Durnford Drove provides ample off-road parking and leads to the garage with electric up-and-over door. The South facing garden is paved.





Total Floor Area Approx.
115m² (1,237 sq ft)



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