



White Cottage

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Hawkmere Hill, Marshwood, Dorset, DT6 5QJ



Bridport 8.5 Miles; Lyme Regis 7 miles;
Axminster 5 miles.

Detached, character cottage with two large double bedrooms in need of complete modernisation.

- 2 Large Double Bedrooms
- Upstairs Bathroom
- Sitting Room
- Dining Room
- Family Room
- Kitchen
- Downstairs WC

Guide price £240,000



SITUATION AND AMENITIES

The village has a wealth of local amenities including a church, primary school, pub and post office/shop and a thriving and artistic local community. Marshwood lies within the catchment area of the renowned Woodroffe school in Lyme Regis. The village is surrounded by the beautiful rolling countryside with Dorset's highest hill, Pilsdon Pen, nearby and the surrounding countryside offering an abundance of walks and bridleways. Lamberts Castle, which is one of a number of impressive iron aged hill forts in West Dorset, is nearby and is very popular with dog walkers. The village is ideally placed to give access to Axminster, five miles away, which has good rail links to London (Waterloo) and the southeast and westwards to Exeter or further into Devon and Cornwall. To the South, there is access to the stunning Jurassic Coast at the pretty harbour town of Lyme Regis which has featured in many films over the years.

DESCRIPTION

White Cottage is a detached property thought to date back to the Victorian times which has subsequently been extended to offer the accommodation that is there today.

The accommodation is arranged over two floors. On the ground floor there is an entrance hall, stair case to the first floor and under-stairs WC. To the right hand side of the entrance hall is a generous living room and to the back of the property are two further reception rooms and a kitchen. The first floor holds a bathroom and two large double bedrooms, but there would be scope (subject to the necessary consents) to sub divide one of these bedrooms to turn the house into a three bed. The property would benefit from modernisation.

OUTSIDE

White Cottage sits back from the lane with ample parking spaces for a few vehicles to the front. At the back of the house there is a mature, long, level garden.

DIRECTIONS

From our Bridport office on South Street, continue South to the West Bay roundabout taking the third exit onto the A35 heading towards Lyme Regis and Axminster. On approaching Raymond's Hill turn right into Scotts Lane and proceed right on to the B3165 heading towards Crewkerne. After about four miles before you enter the village of Marshwood, and just before some other white cottages on the main B3165, take a right hand turning up a lane and the entrance to White Cottage is a short distance on the left.

LOCAL AUTHORITY

West Dorset District Council
www.dorsetforyou.gov.uk

SERVICES

Electric heating. Mains water. Private septic tank drainage.

VIEWINGS

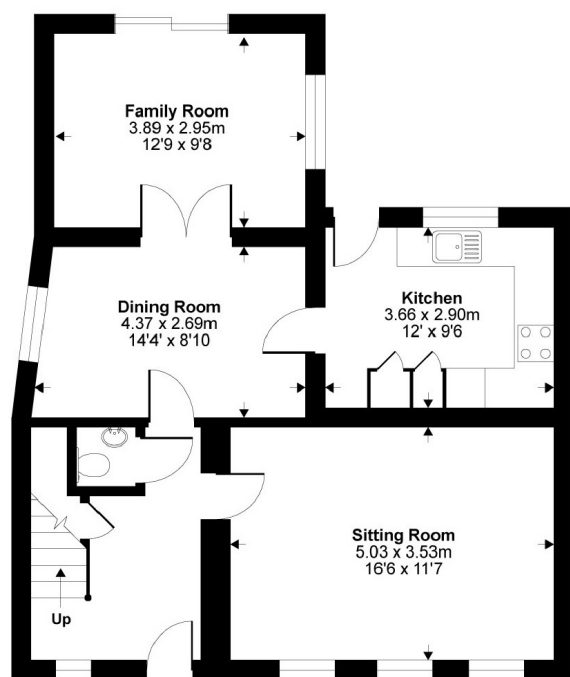
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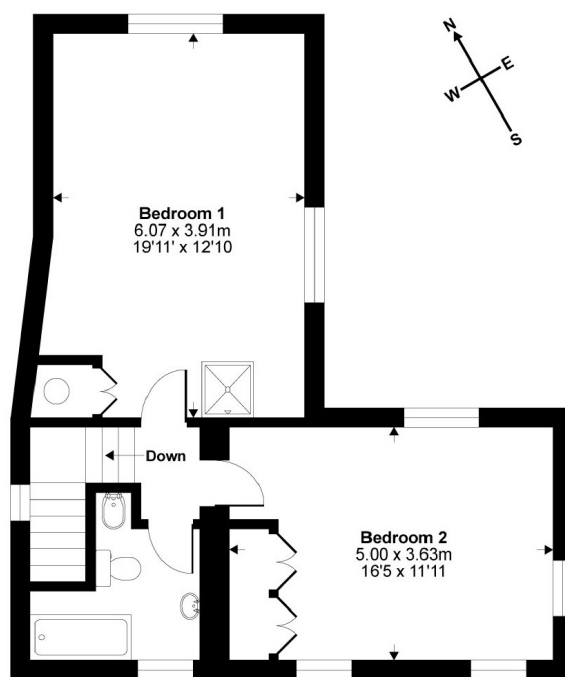
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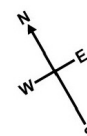
Approx. Gross Internal Floor Area
119.6 Sq Metres 1288 Sq Ft



Ground Floor

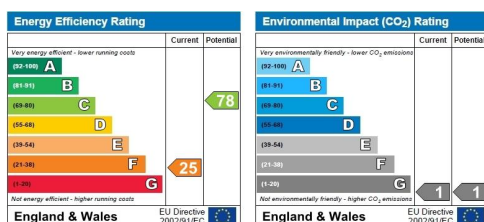


First Floor



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NB: Floor plans are for identification purposes only, all dimensions are approximate, not to scale

These particulars are a guide only and should not be relied upon for any purpose.



32 South Street, Bridport, Dorset, DT6
3NQ

01308 428000

bridport@stags.co.uk

stags.co.uk



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