



Ivanhoe



**STAGS**



# Ivanhoe

Chideock, Bridport, Dorset DT6 6JE

The Sea 1 Mile Bridport 3 Miles Lyme Regis 7 Miles

A charming and much improved Chocolate Box cottage with a large south-facing garden, located in the centre of a picturesque village.

- Chocolate Box Thatched Cottage
- End Of Terrace
- Presented in Excellent Order
- 2 Bedrooms
- Generous South-Facing Garden
- Charming Character Features
- Grade II Listed
- Recently Refurbished and Modernised

Offers Over £210,000

## THE PROPERTY

Ivanhoe is a delightful thatched cottage which is located in the centre of the picturesque village of Chideock and is therefore just 1 mile inland from the stunning Jurassic Coast. Believed to date back more than 250 years, this stone cottage with its thatched roof and superb character features is justifiably Grade II Listed. Despite this, the current vendor, who has owned the property since 2011, has undertaken a comprehensive yet sympathetic programme of improvement and modernisation which has included part window replacement, damp proofing and a new pressurised hot water system. In addition, the property has been refurbished with modern yet complementary fixtures and fittings such as the well equipped kitchen with oak worktops, and a contemporary bathroom suite which fit perfectly with a fresh, neutral scheme of decoration and character features including exposed brick and beams, a brick fireplace in the sitting room and cottage doors.





The accommodation, which is presented in excellent order throughout, is arranged over three floors and benefits from distant views to the glorious countryside surrounding the village, particularly to the rear aspect. On the ground floor, the well proportioned yet comfortable sitting room and the kitchen lie open to one another, allowing natural light to flow in from both the front and the rear aspect. From the kitchen stairs lead up to the first floor landing from which Bedroom 1 (a generous double with built in wardrobes) and the bathroom can both be reached. A further staircase rises to the attic bedroom which benefits from under-eaves storage.

## OUTSIDE

Ivanhoe benefits from a generous south-facing garden which adjoins the rear of the cottage, with a stable door leading directly into the kitchen. Comprising an area of established lawn with very well stocked and thoughtfully cultivated flower and shrub beds, this is a wonderful place to spend time out of doors and enjoy the back drop of the countryside views to their fullest advantage.

There is a side pedestrian access to the rear of the property along which the neighbouring two cottages have right of way.

## SITUATION

The cottage is situated in the centre of the village and within easy reach of all facilities. Chideock is a delightful and historic village offering excellent amenities including a Post Office/ shop, public houses, parish church and village hall plus regular bus services. The centre is principally made up of period houses and thatched cottages of the type for which the area is well known. The immediate locality is designated as one of Outstanding Natural Beauty and there are numerous walking opportunities right on the doorstep.

The beautiful and stunning Jurassic Coast is only about 1 mile at Seatown with its landmark public house, beach and spectacular cliffs, much of which is owned and controlled by the National Trust. The thriving Georgian market town of Bridport is only about 5 minutes' driving distance, offering more comprehensive facilities and a leisure centre with swimming pool. The famous result of Lyme Regis is also within only about 15 minutes' drive and Axminster is just beyond with mainline rail services to London.

## SERVICES

Mains water, electricity and drainage. electric heating.

## VIEWINGS

Strictly by appointment with Stags Bridport office, telephone 01308 428000.

## DIRECTIONS

From Bridport follow the A35 west to Chideock. Proceed into the village and the property can be found on the left, the first of the terrace of cottages just before the George Inn.





Illustration for identification purposes only, measurements are approximate,  
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