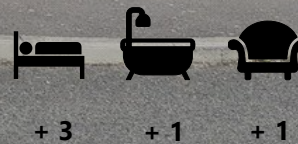




Asking Price: £350,000

Barlands Close, Southwell, DT5 2LX



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pearson**



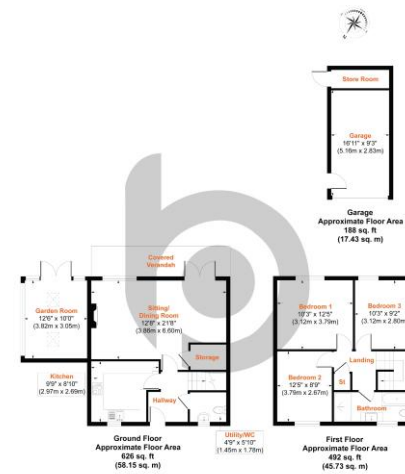
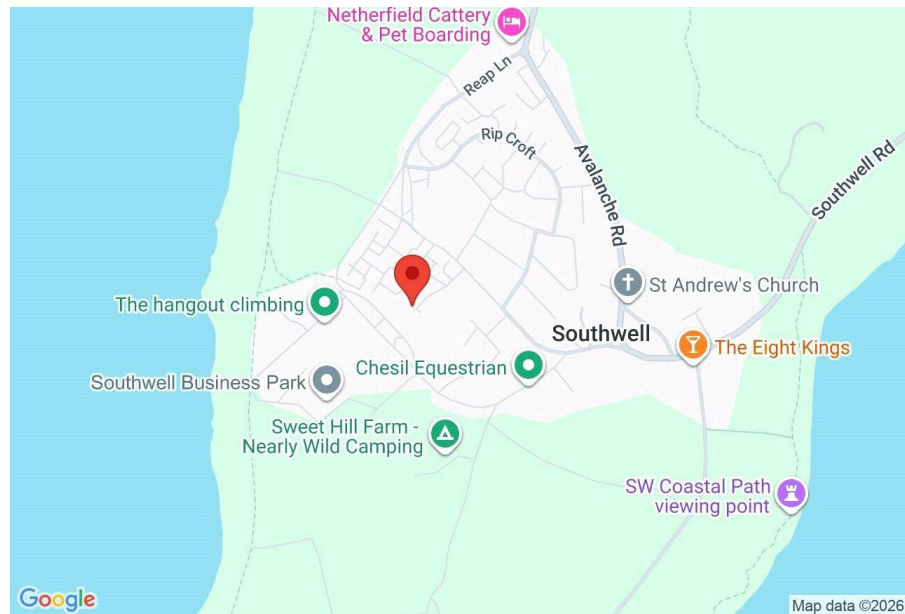
About the Property

Designed with modern living in mind, this well presented home offers a blend of style, comfort and practicality. At its heart is a spacious, light-filled lounge/diner, perfect for both relaxing and entertaining. The contemporary kitchen features sleek high-gloss units, granite worktops and integrated appliances, complemented by a separate utility room and cloakroom. Upstairs, three well-proportioned bedrooms provide flexible accommodation, ideal for family life, guests, or home working. A luxurious four-piece bathroom with a roll-top bath and walk-in shower completes the interior, all set at the end of a cul-de-sac.

Tenure: Freehold

EPC: C (70)

Council Tax - D



Approximate Gross Internal Floor Area 1,306 sq. ft / 121.31 sq. m
 All measurements are approximate and can only be used for guidance purposes only.

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Externally, the property truly stands out. The front garden offers an inviting approach, enclosed by mature hedging and designed for low maintenance with gravelled areas, evergreen planting, and trees that attract birdlife.

The rear garden is fully established, private, and thoughtfully arranged for both relaxation and entertaining. A striking veranda and full-width patio provide the perfect space for al fresco dining or enjoying morning coffee, while the garden beyond offers a gardener's delight. A charming pitched-roof garden room adds versatility, ideal as a home office, studio, or peaceful escape.

Further benefits include a detached single garage and generous driveway providing ample parking. Ideally located near the dramatic coastline of Portland Bill and Church Ope Cove, the property offers easy access to scenic stunning coastal walks, coves and the vibrant town and amenities of nearby Weymouth.

- Detached House
- Close to Coastal Walks
- Stylish Kitchen
- Utility/ Cloakroom
- Three Bedrooms
- Four Suite Bathroom
- DG/ Gas CH
- Delightful Gardens
- Detached Garage
- Driveway
- Cul-de-sac
- No Chain



Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C	70 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		







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Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.