



£450,000 Guide Price

Hinton Martell, Wimborne

Detached Bungalow | 3 Bedrooms | 1 Bathroom

01202 289000

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Step Inside

Key Features

- Outstanding Rural Views
- Detached
- Planning Permission to Extend
- Village Location
- Full Refurbishment Required
- Vacant Possesion
- 3 Bedrooms
- Outbuildings
- New Sewerage Treatment Plant
- Planning Ref P/NMA/2022/06229

Property Description

A 3 bedroom detached bungalow with planning permission granted to create a modern 4 bedroom chalet style home. A particular feature of this property is the stunning views to the rear, over looking open Dorset countryside.

The bungalow currently comprises a kitchen, sitting room, 3 bedrooms and a bathroom, with a garage and shed. To the front the bungalow is set back from the road and offers ample off road parking. The rear garden which is south facing, is mainly laid to lawn with low fencing to the rear enabling the view to be fully appreciated. The vendors have recently installed a new sewage treatment plant and soakaway field, however they are still using the existing tank as the new plant has not yet been connected.

The plans that have been passed would allow you extended the property and create a fabulous modern home. To the rear the plans allow for a large open plan kitchen living room, which benefits from opening directly onto the south facing garden with the delightful rural views beyond. The ground floor also allows for a bedroom, shower room and garage. The upstairs accommodation will comprise a principle bedroom suite, with a juliet balcony and en-suite facilities, again with fabulous views. Two further bedrooms and a family bathroom.

To the front there is ample parking for several vehicles, there is side access on both sides of the property which lead to the rear garden. The garden is predominantly laid to lawn, ensuring the views can be fully appreciated.

The property sits on the western fringes of the idyllic Dorset village, Hinton Martell. The village offers lots of community events centered around the village hall and church. Hinton Martell is also famous for its fountain which sits proudly in the middle of the village. There is an abundance of public footpaths from the village allowing you to explore this part of Dorset without the need to jump in a car.

Main Particulars

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Council Tax Band: E

Tenure: Freehold

2.jpg



1.jpg



5.jpg



Drone village
view.jpg





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This floorplan is for illustrative purposes only and the location of doors, windows and other items are approximate.

Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. Copyright © 2025 14150458 Registered Office: , Head Office, Uppington Ridge, Wimborne, BH21 7HA



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