

Crown Place

Poundbury Dorchester, DT1 3FE

2 2 1 B

Asking Price
£270,000 Leasehold

Hull Gregson Hull

Crown Place

Poundbury Dorchester, DT1 3FE

- No Onward Chain
- Garage
- Off Road Parking
- Two Bathrooms
- Top Floor
- Far Reaching Views From All Rooms
- Open Plan Living Area
- Well Presented
- Lift Access To All Floors
- Long Lease

















A well-presented TWO DOUBLE BEDROOM, top floor apartment situated within the highly sought-after Crown Place Square in POUNDBURY, offered with NO ONWARD CHAIN. Benefitting from LIFT ACCESS to all floors, this delightful home is ideal for a wide range of buyers and enjoys FAR REACHING VIEWS from every room. The accommodation features a spacious OPEN PLAN LIVING AREAR, TWO BATHROOMS including an ENSUITE to the principal bedroom, and a modern layout throughout. Further advantages include a SECURE GARAGE, ALLOCATED PARKING and a LONG LEASE for added peace of mind. An excellent opportunity to acquire a light and SPACIOUS apartment in a prime Poundbury location.



Upon entering the building, residents are welcomed by a well-maintained communal entrance hall with both lift and stair access to all floors, offering convenience and accessibility. Occupying the top floor, this attractive apartment enjoys an elevated position with an abundance of natural light and far-reaching views from every room.

The private entrance hall provides a warm welcome and leads through to the impressive open-plan kitchen, dining and living space — a wonderfully sociable area designed for modern living and entertaining. Generous in size, the room easily accommodates defined areas for relaxing and dining, while large windows frame delightful rooftop views across Poundbury and towards the surrounding countryside beyond.

The contemporary kitchen is thoughtfully designed with both style and practicality in mind, featuring integrated appliances including a double oven, gas hob, extractor fan, dishwasher and washing machine. Extensive work surfaces and ample wall-mounted cabinetry provide excellent storage and preparation space, creating an ideal environment for everyday cooking and hosting alike.



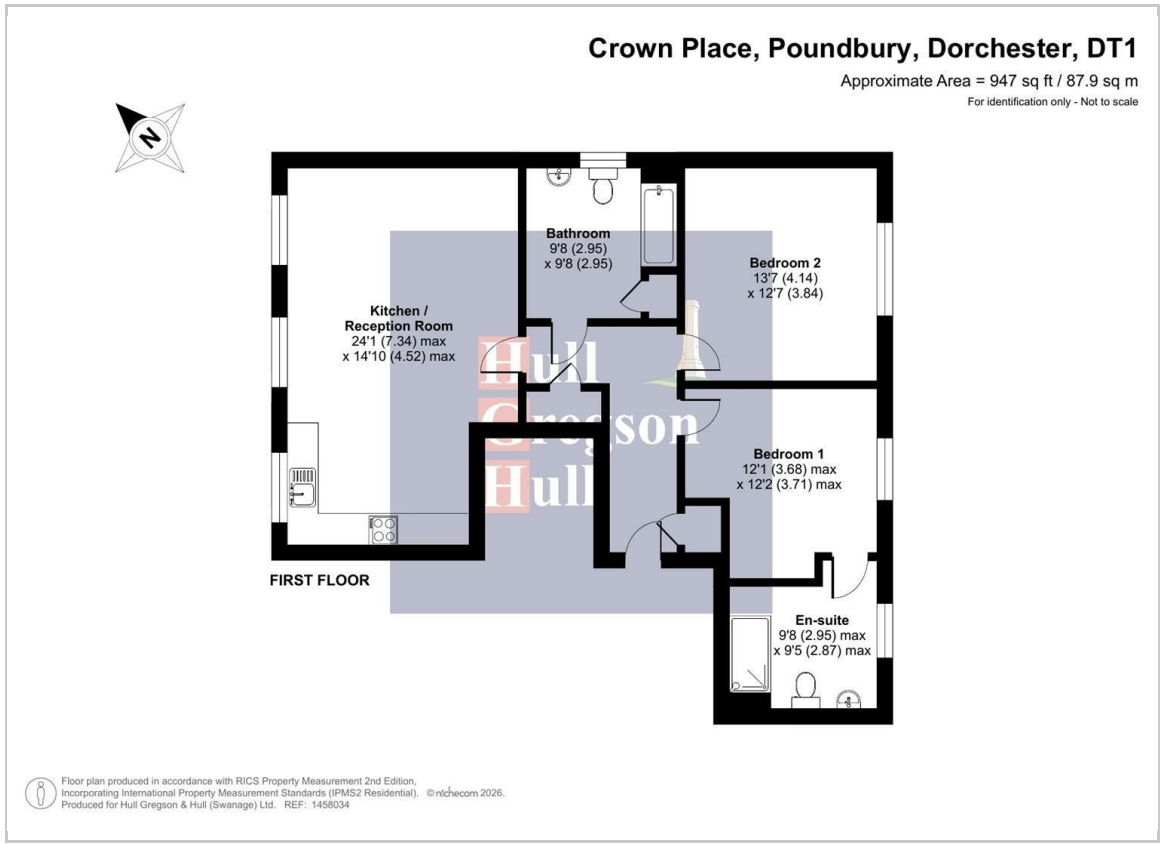
The principal bedroom is a spacious and peaceful retreat, comfortably accommodating a king-size bed alongside additional furnishings. Complementing the room is a modern en-suite shower room fitted with a large double shower cubicle, WC and wash hand basin.

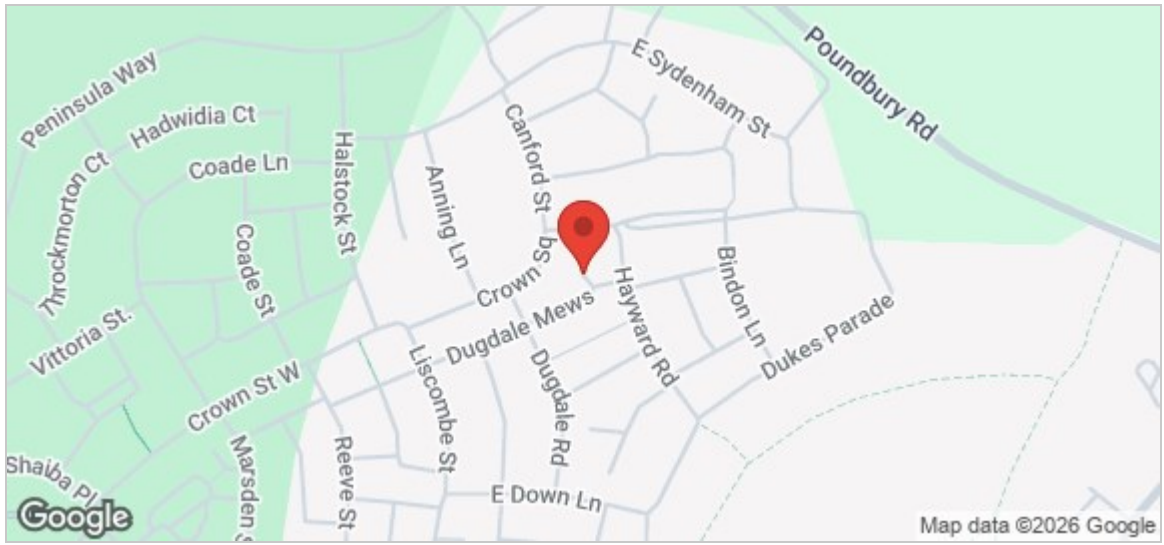
Bedroom two is another generous double room and benefits from an impressive fitted corner wardrobe, providing excellent built-in storage while maximising floor space. Ideal as a guest bedroom, dressing room or home office, the room enjoys the same elevated outlook as the rest of the apartment.

The family bathroom is well-appointed and notably spacious, comprising a bath, separate shower cubicle, WC and wash hand basin, perfectly suited to both family living and visiting guests.

A particular highlight of the apartment is the exceptional outlook enjoyed throughout, with far-reaching views across Poundbury’s attractive architecture and towards the rolling hills in the distance, creating a wonderful sense of space and tranquillity.

Externally, the property further benefits from a secure garage and an allocated parking space located within the courtyard immediately to the front of the building entrance, adding both practicality and convenience to this superb home.





Kitchen/Reception Room

24'0" max x 14'9" max (7.34 max x 4.52 max)

Bedroom One

12'2" max x 12'0" max (3.71 max x 3.68 max)

Bedroom Two

13'6" x 12'7" (4.14 x 3.84)

Bathroom

9'8" x 9'8" (2.95 x 2.95)

Ensuite

9'8" max x 9'8" max (2.95 max x 2.97 max)

Dorchester Additional Information

The following details have been provided by the vendor, as required by Trading Standards. These details should be checked by your legal representative for accuracy. The apartment if offered with a 999 year lease dated from 19th June 2020. The leasehold garage is also offered on a 999 year lease dated from 25th April 2019

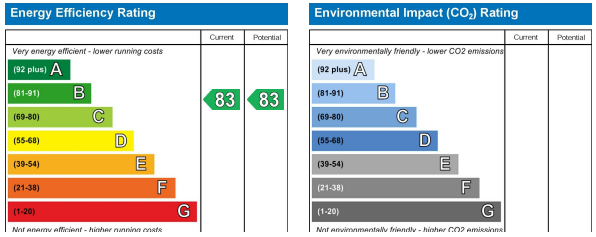
There is an Annual Service charge of £3,688.

There is an annual Manco charge of £225.00.

Property type: Apartment
Property construction: Standard
Mains Electricity
Mains Water & Sewage: Supplied by Wessex Water
Heating Type: Gas
Broadband/Mobile signal/coverage: For further details please see the Ofcom Mobile Signal & Broadband checker.
checker.ofcom.org.uk/

Dorchester Disclaimer

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of
representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. All measurements are approximate. Any details including (but not limited to): lease details, service charges, ground rents, property construction, services, & covenant information are provided by the vendor and you should consult with your legal advisor/ satisfy yourself before proceeding. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.



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