

# Rolfe East



## Newland, Sherborne, DT9 3JG

Offers In The Region Of £900,000

- AWARD WINNING RESTORED AND RE-DESIGNED PERIOD TOWN HOME IN TOP ADDRESS.
- GRADE II LISTED WITH LOTS OF ORIGINAL CHARACTER.
- PRIVATE COURTYARD GARDEN WITH 'SECRET GARDEN' VIBE.
- FOUR GENEROUS BEDROOMS, TWO WITH EN-SUITE AND SEPARATE FAMILY BATHROOM.
- RUN AS SUCCESSFUL BED & BREAKFAST BUSINESS SINCE 2018.
- SOCIABLE STYLISH OPEN-PLAN LIVING SPACE EXTENDING TO 2015 SQUARE FEET.
- PERIOD STYLE DOUBLE GLAZING WITH FITTED PLANTATION SHUTTERS.
- MAINS GAS FIRED RADIATOR CENTRAL HEATING AND SOME UNDER FLOOR HEATING.
- BEAMS, WINDOW SEATS, INGLENOOK FIREPLACE AND PERIOD SASH WINDOWS.
- CLOSE TO THE ARTS CENTRE AND SHORT WALK TO RAILWAY STATION TO LONDON.

80 Cheap Street, Sherborne, Dorset, DT9 3BJ  
01935 814 929

sherborne@rolfe-east.com  
<https://www.rolfe-east.com/>

Directions

80 Cheap Street, Sherborne, Dorset, DT9 3BJ  
01935 814 929

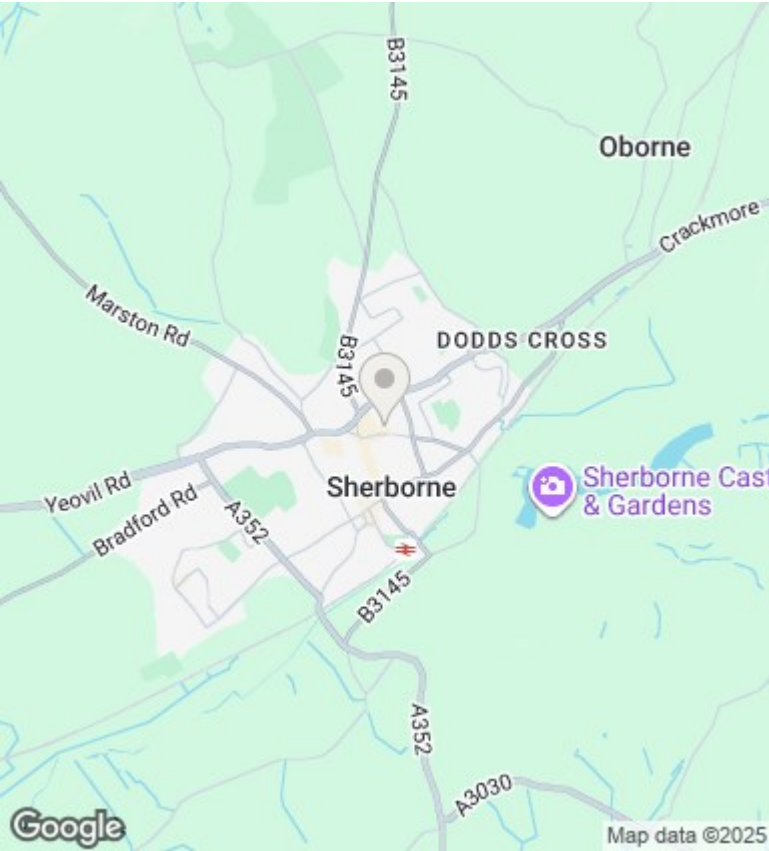
Viewings

Viewings by arrangement only. Call 01935 814 929 to make an appointment.

Council Tax Band

F

EPC Rating:



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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