



Flat 8, Priory Mills



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Priory Lane, Bridport, DT6 3FL

Close to all amenities. West Bay/Jurassic Coast 2 miles.

A well presented apartment with lovely views in a peaceful, tucked away position within Bridport town centre.

- Grade II listed historic mill
- Views to river and Colmer's Hill
- Living/dining room
- Allocated parking space
- 250 Year lease from 2009 with freehold share.
- Spacious 2nd floor apartment with sunny west-facing aspect
- 2 Double bedrooms
- Well equipped kitchen and bathroom
- Close to town centre
- Council Tax Band B

Guide Price £300,000

THE PROPERTY

Flat 8, Priory Mills, is a spacious second floor apartment within a historic former mill, having attractive natural stone elevations. It was skilfully converted in 2009 by the well known and respected local builders, C G Fry & Son Ltd., and is grade II listed, of architectural or historic importance. There is the benefit of both stairs and lift access.

The apartment enjoys a sunny west-facing aspect with views over the river meadows, the River Brit, playing fields and to the well known landmark of Colmer's Hill.

Finished to an excellent specification, features include gas-fired central heating, sealed unit windows, contemporary well equipped kitchen with AEG electric double oven, electric hob and cooker hood, fridge/freezer and washing machine, modern bathroom with 'P' shaped bath plus mains shower and oak flooring to the living/dining room.

The well presented accommodation, which enjoys higher than average ceilings and deep windows, extends to long reception hall with extensive storage cupboards, living/dining room, kitchen, two double bedrooms and bathroom.

The apartment is being offered on the open market for the very first time.

Some of the furniture and contents are available.



OUTSIDE

There is an allocated parking space together with visitors' parking.

SITUATION

Priory Mills enjoys a very private, peaceful and tucked away, position in the very heart of Bridport town centre. Open space is very nearby with playing fields and delightful riverside walks. Bridport is a thriving and historic market town, well known for its wide streets and twice weekly popular street market. It offers an excellent range of shopping, business and leisure facilities including a leisure centre with indoor swimming pool, arts centre and Electric Palace entertainment venue.

The immediate area is designated as one of outstanding natural beauty (AONB) and conservation area. The stunning Jurassic Coast is very nearby at West Bay, with its pretty harbour, bathing beaches, clifftop walks and golf course. The larger centres of Dorchester and Weymouth are just 20/30 minutes' drive away with mainline rail services to London.

SERVICES

All mains services. Gas-fired central heating.

Broadband - Standard up to 16Mbps and Superfast up to 80Mbps.

Mobile phone service providers available are O2 and Vodafone for voice and data services inside and outside and EE and Three for voice and data services (limited outside)

(Broadband and mobile phone information taken from Ofcom website Results are predictions and not a guarantee. Actual services available may be different from results and may be affected by network outages).

TENURE

Long leasehold (250 years with effect from 2009) with a share of the freehold.

There is a Residents' Management Company and a service charge for maintenance of the building, lift, sinking fund, building insurance and window cleaning, currently approximately £1550pa.

Long term lets are allowed but not holiday lettings. Pets by consent of the Management Company.

VIEWINGS

Strictly by appointment with Stags Bridport.

DIRECTIONS

From Stags' Bridport office proceed a short distance down South Street and turn right into Gundry Lane. At the bottom turn left and immediately right.

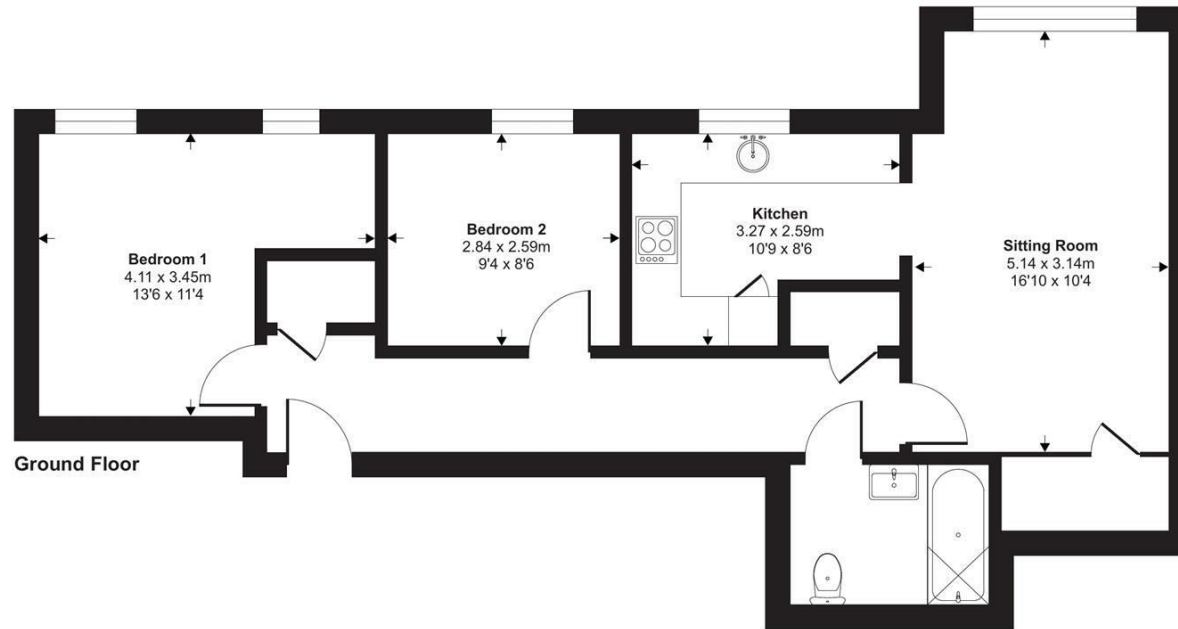
Priory Mills will be seen immediately ahead.

What3Words: ///liner.massaging.cubed



Approximate Area = 673 sq ft / 62.5 sq m

For identification only - Not to scale



Ground Floor

 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2026. Produced for Stags. REF: 1469045

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

32 South Street, Bridport, Dorset, DT6 3NQ

bridport@stags.co.uk

01308 428000



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