



16, Norburton



STAGS

16, Norburton

Burton Bradstock, Bridport, DT6 4QL

Hive Beach 0.7 mile. Bridport 3 miles.

Enjoying a commanding view at the top of a sought after cul de sac, an attractive and spacious detached bungalow with lovely views over the village and the surrounding countryside to the sea

- Well located and popular close
- 3 Bedrooms
- Living room, conservatory
- Garage, basement store and parking
- No forward chain
- Village and country views to the sea
- Modern shower room plus cloakroom
- Large mature gardens
- Potential for further improvement
- Freehold. Council Tax Band E

Guide Price £595,000

THE PROPERTY

16 Norburton is an attractive and spacious detached bungalow located in an enviable position, close to the heart of Burton Bradstock and enjoying far-reaching views to the sea and the glorious surrounding countryside. It was traditionally built in circa 1965 and under the current long ownership since 1996 and over the years a whole number of improvements have been carried out, although the property now offers potential for refurbishment and also enlargement, which might include a loft conversion, subject to the usual planning consents.

The excellent features include gas-fired central heating with updated boiler, uPVC sealed unit windows, natural stone open fireplace, fitted kitchen with solid oak-fronted units, modern very recently updated shower room with large walk-in shower and a large uPVC conservatory/utility with plumbing for washing machine.

The spacious and well proportioned accommodation extends to entrance porch, reception hall with pull-down ladder to attic, cloakroom, living room, kitchen with larder, uPVC conservatory/utility, three bedrooms, shower room.

A further big selling feature of the property are the larger than average mature gardens and very useful basement store/workshop.



OUTSIDE

Good sized driveway leading to the attached garage.

The front garden is down to lawn together with flower and shrub beds. The main gardens extend to the rear and side, being attractively landscaped and arranged on various levels, comprising a paved terrace with low stone walls, summerhouse and steps down to a large lawned garden with a whole variety of shrubs and trees.

Great views are enjoyed over the village, taking in the church and to the sea beyond with also plenty of space and privacy to the rear.

SITUATION

The property is well located at the end of this Quiet and well established cul-de-sac. It is within easy reach of the village centre and open countryside. Burton Bradstock is considered to be one of the most attractive and sought after villages in West Dorset. It is a conservation village and the centre consists mainly of period stone and thatched cottages, for which the area is particularly well known. There are excellent amenities including a shop/garage, Post Office, library, public houses, church, village hall and popular primary school. There is an excellent beach, which forms part of the Jurassic World Heritage Site and the area, as a whole, is designated as one of outstanding natural beauty (AONB). Virtually on the doorstep there are public footpaths, giving easy access to open countryside, riverside walks, village centre and to the beach (some 15 minutes' walk).

SERVICES

All mains services. Gas-fired central heating.

Broadband - Standard up to 17Mbps and Superfast up to 80Mbps.

Mobile phone service providers available is O2 for voice and data services inside and outside and are Three and Vodafone for voice and data services 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).

RESIDENTIAL LETTINGS

If you are considering investing in a Buy To Let or letting another property and require advice on current rents, yields or general lettings information to ensure you comply, please contact a member of our lettings team on 01308 428001 or via email rentals.bridport@stags.co.uk

VIEWINGS

Strictly by appointment with Stags Bridport.

DIRECTIONS

From Bridport follow the B3157 coast road to Burton Bradstock and turn left by the Anchor Inn, into Shadrack. After a short distance turn right into Annings Lane, take the 3rd turning on the left into Norburton and the bungalow is found at the far end of the road.

What3Words///lion.breaches.freshest



IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Purchasers must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.

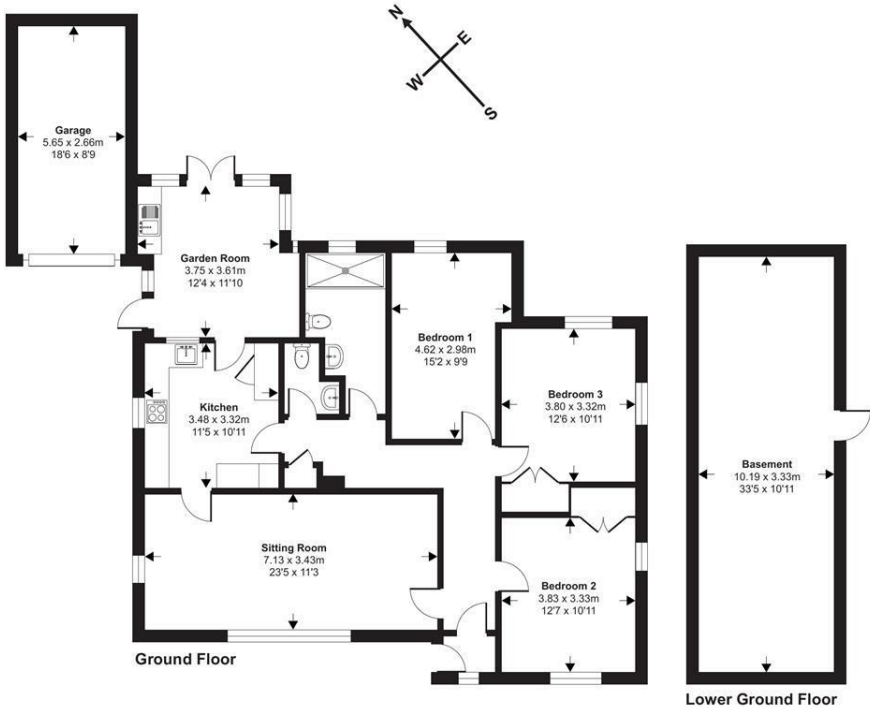


Energy Efficiency Rating		
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	Current	Potential
	67	78
England & Wales		
EU Directive 2002/91/EC		

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Approximate Area = 1642 sq ft / 152.5 sq m
Garage = 162 sq ft / 15 sq m
Total = 1804 sq ft / 167.5 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Stags. REF: 1488575