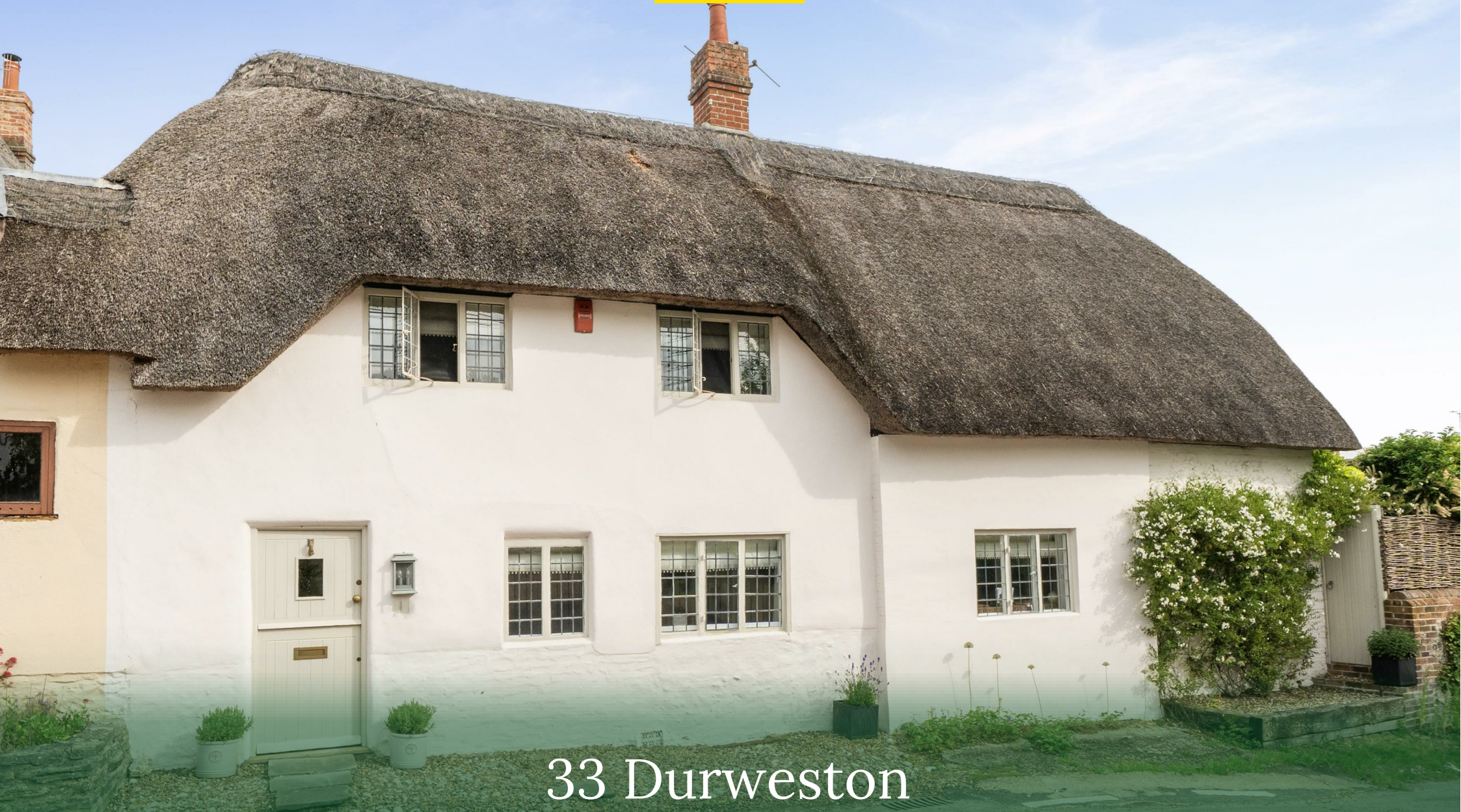


Symonds
& Sampson



33 Durweston

Milton Lane, Durweston, Blandford Forum, Dorset

33 Durweston

Milton Lane
Durweston
Blandford Forum
Dorset
DT11 0QA

An immaculately presented Grade II Listed cottage with an abundance of character and charm in a popular village setting.



- Sympathetically modernised and in stunning order
- Impressive family kitchen/dining room with gallery
 - Cosy sitting room with inglenook fireplace
 - Two bedrooms and family bathroom
- Self-contained shepherd's hut (including a shower room)
 - Enclosed cottage garden
 - Motivated vendors

Guide Price **£400,000**

Freehold

Blandford Forum Sales
01258 452670
blandford@symondsandsampson.co.uk



ACCOMMODATION

A stunning two bedroom semi-detached cottage in the typical Dorset style with white painted rendered elevations under a thatched roof, the home was comprehensively refurbished by the current owners. The accommodation has been reorganised to include all the essential conveniences but without losing any of its charm and character, and the presentation is exceptional throughout. At the heart of the cottage is an impressive family kitchen/dining room with a beamed ceiling and gallery which doubles as a study and occasional bedroom. The kitchen comprises of wall and base units with a wooden counter top, space for a Rangemaster with extractor hood above, ceramic sink and an integrated fridge and dishwasher undercounter. The cosy sitting room is the perfect place to relax and features a large inglenook fireplace as a focal point. Off the separate hall there is a utility area and ground floor bathroom comprising of a shower/bath with glass screen, basin and w.c. There is also two useful storage cupboards and side access to the garden. Rising to the first floor, there are two double bedrooms with a front aspect view, and the sleeping accommodation is supplemented by a marvellous self-contained shepherd's hut within the garden. The wiring and plumbing have been upgraded, a new boiler was installed in 2023 and the roof was re-thatched in 2017. The cottage is beautifully appointed and very practical, that is not only a

very comfortable village home but would also make a perfect weekend retreat in a very popular village setting.

OUTSIDE

Fronting the village street there is plenty of parking next to the cottage and a side gate opens into the private enclosed garden. The well maintained garden is an undoubted feature of this property with a variety of flower and shrub beds interspersed with a lawn and sunny gravel seating area perfect for dining al-fresco. The garden also enjoys a superb self-contained shepherd's hut comprising of a bed, living area and ensuite shower room. Immediately behind the cottage there is a useful covered area with a tool shed and log store.

SITUATION

Durweston is situated just two miles north of Blandford and stands on the west bank of the River Stour. The village has a 500 year old church which has an unusual sculpture over the main door, thought to be that of St Elay - the patron of blacksmiths. Other amenities include a village hall and primary school. Blandford Forum is an interesting Georgian market town nearby which offers a good variety of shopping with a twice weekly market, bank, doctor surgeries, dentist, community hospital, supermarkets, and education for all ages, recreational and cultural facilities. The larger towns of Poole, Bournemouth and Dorchester

are easily accessible. There are good schools in the area particularly in the private sector including Bryanston, Clayesmore, Canford, Sherborne and Milton Abbey. Recreation in the area includes golf at Blandford, Wareham and Broadstone water sports on Poole Harbour and the Jurassic Coast. Communications in the area include the A31 at Wimborne which provides a route to London along the M3/M27 and there are regular train services to London Waterloo from Salisbury, Poole and Dorchester.

DIRECTIONS

[what3words///investors.mammals.dawn](https://www.what3words.com/what3words///investors.mammals.dawn)

SERVICES

All mains services. Gas central heating.

MATERIAL INFORMATION

Dorset Council Tax Band - C

Tel: 01305 211 970

There is broadband and mobile coverage in the area, please refer to Ofcom's website for more details.

Please refer to the government website for more details. <https://www.gov.uk/check-long-term-flood-risk>

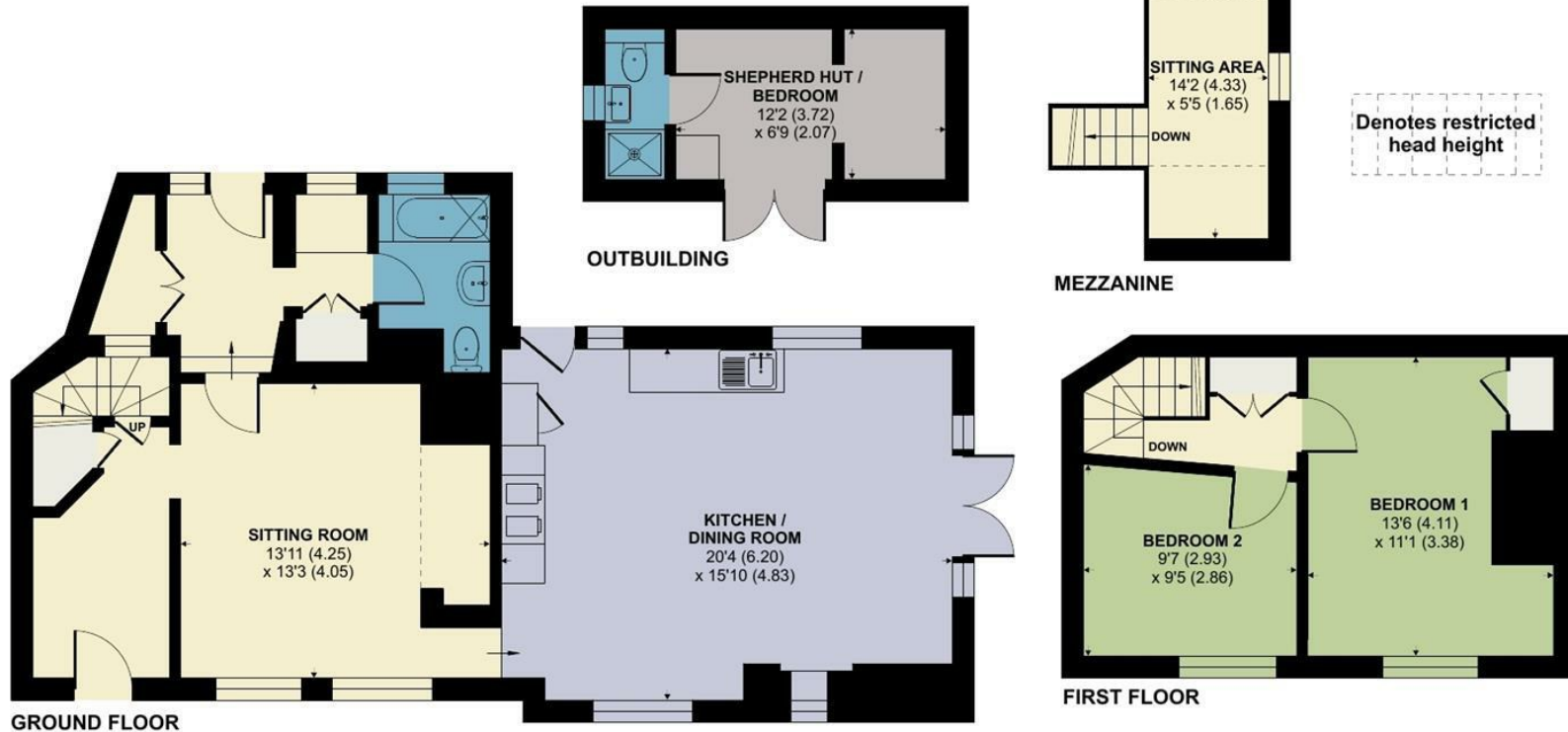
Photographs – 2026 © Symonds & Sampson



Durweston, Blandford Forum

Approximate Area = 1072 sq ft / 99.5 sq m
 Limited Use Area(s) = 35 sq ft / 3.2 sq m
 Outbuilding = 104 sq ft / 9.6 sq m
 Total = 1211 sq ft / 112.3 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 Symonds & Sampson. REF: 1467194



Blandford/RB/June 2026

Revised June 2026



01258 452670

blandford@symondsandsampson.co.uk
 Symonds & Sampson LLP
 7, Market Place,
 Blandford, Dorset DT11 7AH



Important Notice: Symonds & Sampson LLP and their clients give notice that they have no authority to make or give any representations or warranties regarding the property. These particulars do not form part of any offer or contract and must not be relied upon as statements of fact. Some descriptions and images may have been AI-assisted; while reviewed for accuracy, interested parties should verify key details through inspection or by contacting our agents.

All measurements and distances are approximate. Text, photographs, and plans are for guidance only and may not be comprehensive. It should not be assumed that the property has all necessary planning or regulatory consents, and no services, equipment, or facilities have been tested. No investigations have been made into pollution or contamination; purchasers must make their own enquiries. The property is sold subject to all existing wayleaves, easements, and rights of way (public or private), whether mentioned or not. Vendors are not required to define such rights.