





Kingfisher, Littledown, Shaftesbury, Dorset, SP7 9HD

What 3 Words: **taped.flask.sunset**



Key Features

- No Forward Chain
- Immaculately Presented Four-Bedroom Detached Home
- Upgraded Fixtures & Fittings Throughout
- 8 years remaining on NHBC
- EV charging
- Popular Residential Development On The Outskirts Of Shaftesbury

Tenure: Freehold | **EPC Rating:** B | **Council Tax Band:** E |

Services: All mains services are connected

Location

The North Dorset Saxon hilltop market town of Shaftesbury is famed for the iconic cobbled street of Gold Hill and rich history going back to the times of King Alfred. Shaftesbury is a delightful community orientated town with an attractive and bustling High Street that provides most everyday requirements including a farmer's market, cafés, charity shops, various retail shops and a cottage hospital. Families are drawn to this area by the quality of life and excellent choice of state and independent schools including Port Regis, Clayesmore, Sandroyd and Bryanston amongst many others. Shaftesbury also offers several ways to explore the stunning countryside and traditional English villages of the Blackmore Vale, Cranborne Chase and Wiltshire Downs with their many miles of public footpaths and bridleways.

Inside the Home

The accommodation comprises a generous sitting room complete with an attractive bay window to enhance the natural light throughout whilst an impressive kitchen breakfast room is located to the rear of the home with French doors leading onto the garden. Boasting Quartz worksurfaces, plentiful storage and a range of built in appliances, the kitchen is a true standout area of the home while a useful utility room and cloakroom provide further laundry and storage solutions. Upstairs the home comprises four comfortable bedrooms with the principal benefiting from an ensure shower room. The tiled family bathroom completes the home.

Outside Space

Front: A sizeable driveway provides secure off-road parking, complete with an EV charger, as well as giving access to the integral garage.

Rear: Enjoying a westerly aspect the garden comprises a patio before leading to a level lawn, bordered by panel fencing.

Shall We Book You in For a Viewing?

Strictly by appointment only via Boatwrights Estate Agents.

12 High Street, Shaftesbury, Dorset, SP7 8JG | 01747 213106

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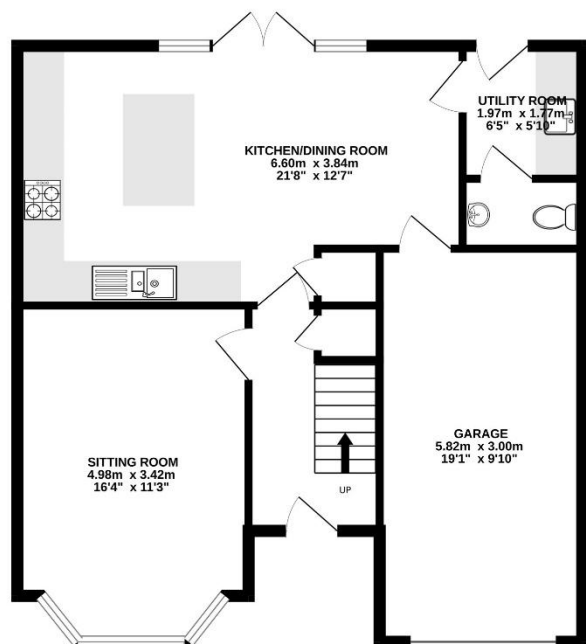
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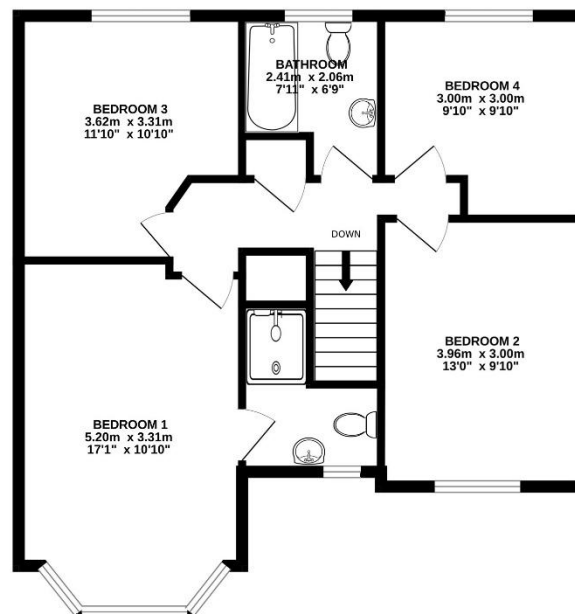




GROUND FLOOR
69.8 sq.m. (751 sq.ft.) approx.



1ST FLOOR
63.2 sq.m. (680 sq.ft.) approx.



TOTAL FLOOR AREA : 133.0 sq.m. (1431 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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29 August 2025