



Somerleigh Road, Dorchester

Dorchester

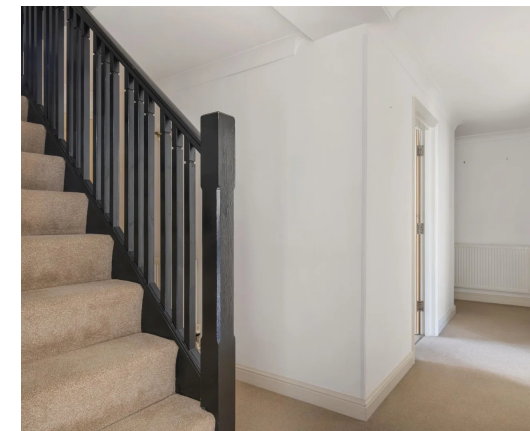
A characterful two-bedroom duplex apartment set within an impressive former hospital building in the heart of Dorchester, offering mezzanine living, allocated parking and a wonderfully peaceful town centre position with no forward chain.

Benjamin Ferrey House, dating back to the 1800s, is an imposing Portland stone building designed by renowned 19th century architect Benjamin Ferrey. Rich in architectural detail and historic charm, the development sits quietly tucked away in the centre of town, offering a rare balance of character and convenience.

Flat 21 is arranged over two floors and feels both light and unexpectedly spacious. The apartment is accessed via a communal hallway in the south wing, with the front door opening into a generous entrance hall from which the ground floor rooms lead.

The true focal point of the home is the stunning sitting/dining room. Flooded with natural light through magnificent mullion and transomed windows, this room blends historic character with modern comfort. An electric fire set within a Regency-style fireplace creates a cosy feature, while the impressive ceiling height enhances the sense of space. Above, a mezzanine level overlooks the living area, adding both architectural interest and flexibility.

The kitchen is well equipped with a range of base and eye-level units and integrated appliances including fridge freezer, washing machine, dishwasher, double oven, additional single oven and ceramic hob with extractor over – designed to make everyday living easy and practical.





Also on the ground floor is bedroom two, a comfortable south-facing double with ample built-in storage, positioned conveniently beside the modern family bathroom which comprises bath, wash hand basin and WC.

A staircase rises to the upper level where a spacious landing leads to the mezzanine office area – an ideal space for working from home, studying or creative pursuits, benefiting from the light and openness of the living space below.

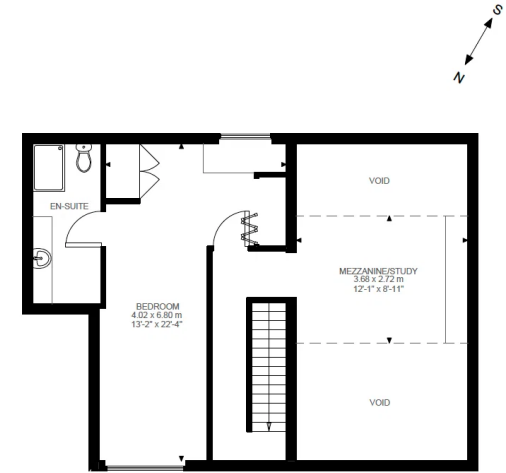
The principal bedroom is a generous dual-aspect double, beautifully lit by north and south-facing windows. It enjoys the benefit of its own ensuite shower room fitted with shower, wash hand basin, WC and storage cabinetry.

The development is approached via an elegant stone façade and small flight of steps, reinforcing the building's historic presence. The property benefits from one allocated parking space within the walled and well-lit residents' car park, accessed via a private entrance off Somerleigh Road. Visitor permit parking is also available.

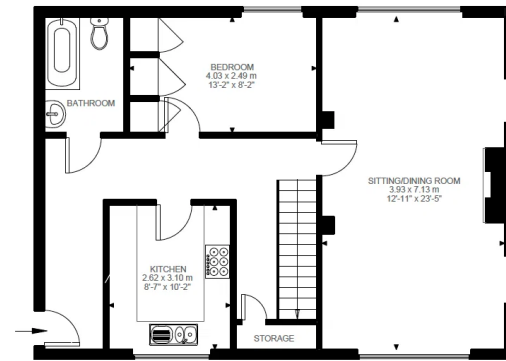
Despite its central position, the setting feels notably peaceful – a rare quality for town centre living.

Situated in the heart of Dorchester, the county town of Dorset, the apartment enjoys immediate access to a wide range of independent shops, cafés, restaurants and everyday amenities. Dorchester is known for its rich history and striking period architecture, as well as its excellent transport links including mainline rail services to London Waterloo. The surrounding countryside and the Jurassic Coast are also within easy reach.





First Floor
461 ft²



Ground Floor
768 ft²

Somerleigh Road, DT1
 Approximate Gross Internal Area
 114.14 SQ.M / 1229 SQ.FT
 KEY: CH = Ceiling Height
 [Restricted Head Height]

Illustration for identification purposes only. Not to scale.
 Floor Plan Drawn According To RICS Guidelines.