



Hayward Road, Poundbury
Dorchester

£1,100,000

Bedrooms: 4

Bathrooms: 2

Receptions: 2

Set along the ever-popular Hayward Road, this stylish home immediately feels calm, balanced and thoughtfully designed. High ceilings, sash windows and soft, neutral décor create a lovely sense of space and light throughout, while the arched bay windows on the ground floor add both character and charm.

The ground floor is well arranged for modern living. A welcoming entrance hall leads through to a versatile reception room, ideal as a snug, playroom or more formal sitting room. To the rear, the kitchen/dining room forms the true heart of the home - beautifully appointed with a central island, integrated AEG appliances and Porcelanosa tiled flooring, it's a space designed for both everyday life and entertaining. A separate utility room keeps everything practical and tucked away, with access out to the garden.

Up on the first floor, the main sitting room is a standout space. Triple aspect and filled with natural light, it opens onto a balcony with views across the Great Field — a lovely spot to sit and unwind. The principal bedroom sits alongside, complete with fitted wardrobes, an en-suite bathroom and its own French doors leading out to the balcony overlooking the garden.

The second floor offers three further generous double bedrooms, all dual aspect, along with a well-appointed family bathroom. From here, elevated views stretch out across the Great Field and beyond, adding to the sense of openness this home enjoys.





Outside, the rear garden has been thoughtfully landscaped with paved and gravelled areas, complemented by well-established planting that brings colour through the seasons. There is rear pedestrian access leading to a double garage, with one electric door, along with an additional parking space to the side.

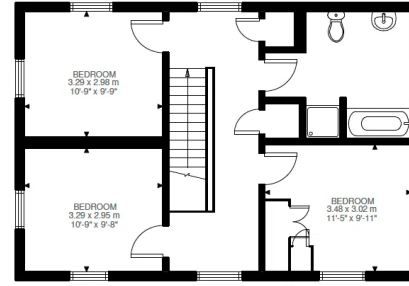
Poundbury offers far more than just a place to live - it's a vibrant and well-established community where everything feels close to hand. Designed for ease of living, a wide range of everyday amenities can be reached on foot, including Waitrose, the much-loved Brace of Butchers, along with a post office, wine shop, garden centre and The Duchess of Cornwall Inn. You'll also find doctors' surgeries, a veterinary practice, opticians, hairdressers, independent boutiques and a great choice of cafés and eateries - all contributing to a lifestyle that feels both convenient and quietly sociable.

The area is known for its strong sense of community, with regular events such as markets, fayres and the Dorset Food & Arts Festival, along with weekly online events update and a quarterly magazine delivered to residents. Everything feels within reach, creating a lifestyle that is both convenient and sociable.

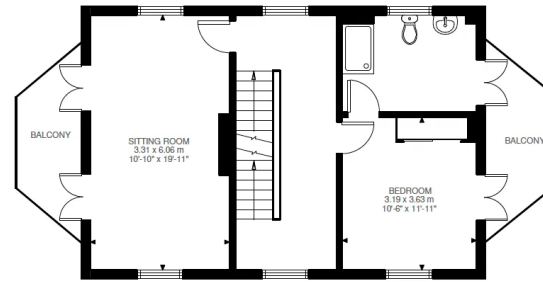


The county town of Dorchester sits less than a mile away and offers a wide range of shopping, dining and leisure facilities, along with Dorset County Hospital, cinemas, leisure centre and mainline rail links to London Waterloo and Bristol Temple Meads. The Jurassic Coast is also within easy reach, offering some of Dorset's most beautiful coastline.

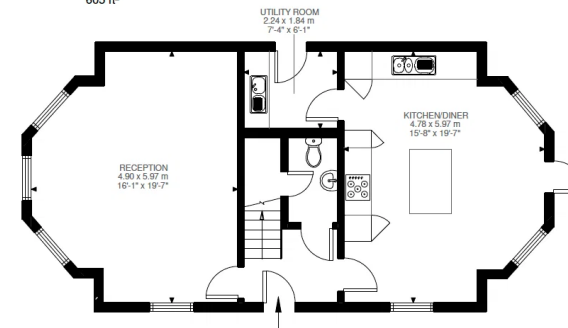
Please note - there is a Manco charge of around £200 per year



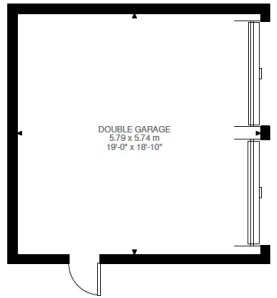
Second Floor
621 ft²



First Floor
605 ft²



Ground Floor
707 ft²



Hayward Road, DT1
Approximate Gross Internal Area
179.51 SQ.M / 1932 SQ.FT
(EXCLUDING GARAGE)
GARAGE 33.23 SQ.M / 358 SQ.FT
INCLUSIVE TOTAL AREA 212.74 SQ.M / 2290 SQ.FT

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