

Property details for Wans Barton
(provided in PDF format for ease of printing)

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Property description:

Wans Barton is a barn conversion with sea views across Chesil Beach, south facing, at the edge of the village of Langton Herring and in the grounds of Higher Farm. The property is modern, comfortable and well equipped.

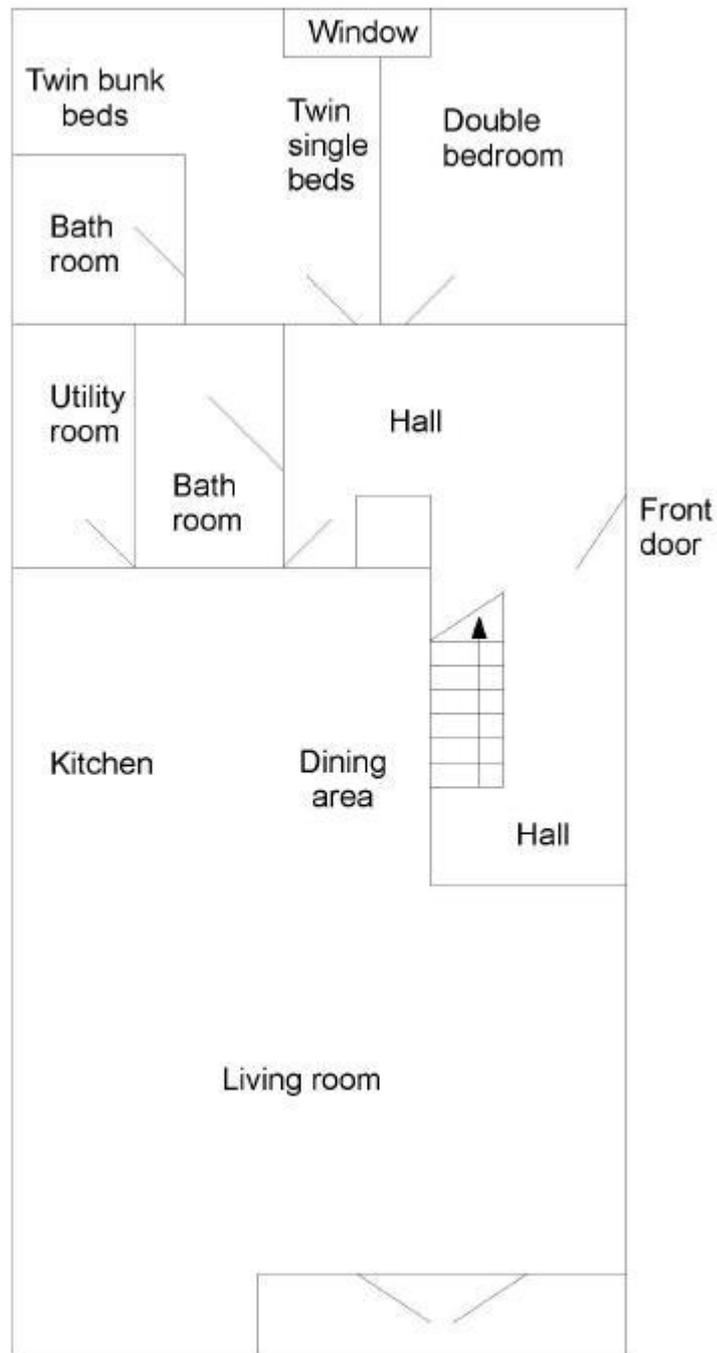
Sleeping 8/10, this beautifully appointed property offers:

- Master bedroom (king sized bed) with en suite shower room (first floor)
- Double bedroom (first floor)
- Family bathroom (first floor)
- Double bedroom (ground floor)
- Bedroom containing twin single beds and twin single bunk beds with en-suite bathroom (ground floor)
- Family shower room (ground floor)
- Twin oven Sandyford range cooker (AGA-like) with twin hobs
- Conventional electric cooker and hob
- Large open plan sitting room (9m x 6m) with sea views and kitchen/dining room (6m x 4.5m)
- Natural stone and wood floors
- A 5-minute walk to The Elm Tree Inn (serves food)
- High quality kitchen with stone floor, two-oven range cooker, fridge, freezer, and dishwasher
- Utility room with microwave, washing machine and dryer
- Picture window gives open views from living room across the Fleet and Chesil Beach to Lyme Bay and beyond
- Broadband WiFi and telephone (calls to mobiles and international calls will be charged)
- Ample parking adjacent to the property

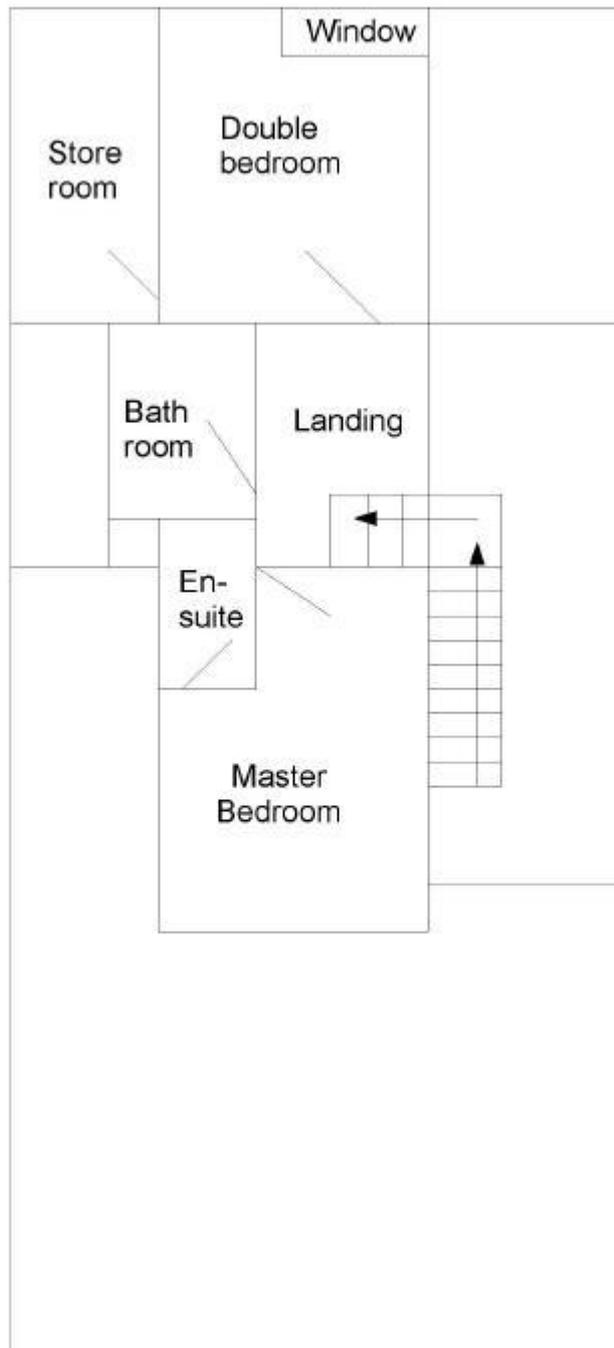
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Floor plans:

Ground floor:



First floor:



Directions:

Property address: Wans Barton, Higher Farm, Coastguard Road, Langton Herring, Weymouth, Dorset DT3 4HZ

From London/M25...

Take M3 towards Southampton. Then M27 (West) towards Bournemouth and Ringwood joining A31 to Wimborne Minster and Bere Regis where join A35 to Dorchester. Then follow directions from Dorchester.

From Yeovil...

Take A37 Dorchester road to Grimstone. On exiting Grimstone village take first right towards Winterbourne Abbas and follow through to its junction with A35. Turn right on A35 and then left in approximately 150 metres towards Winterbourne Steepleton. Again in about 50 metres turn right and then immediately left towards Portesham and Abbotsbury. In Portesham at junction with B3157 turn left towards Weymouth. Take second turning on right signposted Langton Herring (on brow of hill) and pass entrance to Higher Farm, which is the first entrance on the left, and proceed past the second turning on left showing sign to Elm Tree Inn. Take the fourth turning on the left, Angel Lane (and signed Coastguard Road), drop down the narrow lane and the up the hill to the right-hand bend with a sign saying "Private Road No Access to Sea". Do not take the bend but go straight ahead and you will be facing the entrance gate to Wans Barton.

From Dorchester...

Take A354 towards Weymouth. At roundabout take first slip road signed Broadway and Upwey. Follow signs for Upwey passing under railway bridge. At traffic light T-junction with A354 turn left towards Town Centre and Portland. After a short distance (and just before traffic light pedestrian crossing) take right turn for Nottingham along Nottingham Lane. In Nottingham follow signs towards Abbotsbury passing through Buckland Rippers. Continue until junction with B3175. Turn left towards Weymouth. Take first turning on right signposted Langton Herring (on brow of hill) and pass entrance to Higher Farm, which is the first entrance on the left, and proceed to second turning on left showing sign to Elm Tree Inn. Do not turn but continue ahead and take the fourth turning on the left, Angel Lane (and signed Coastguard Road), drop down the narrow lane and the up the hill to the right hand bend with a sign saying "Private Road No Access to Sea". Do not take the bend but go straight ahead and you will be facing the entrance gate to Wans Barton.

From Bridport/Abbotsbury...

Take B3157 towards Weymouth. After passing through Portesham take second turning on right signposted Langton Herring (on brow of hill) and pass entrance to Higher Farm, which is the first entrance on the left, and proceed past the second turning on left showing sign to Elm Tree Inn. Take the fourth turning on the left, Angel

Lane (and signed Coastguard Road), drop down the narrow lane and then up the hill to the right-hand bend with a sign saying "Private Road No Access to Sea". Do not take the bend but go straight ahead and you will be facing the entrance gate to Wans Barton.

Terms and conditions:

Please note that, as from summer 2020, all bookings for Wans Barton are handled exclusively by our agents Wyke Dorset Cottages; see property details at:

<https://www.dorsetcottages.com/weymouth/wy510-wans-barton>

Booking terms and conditions are detailed on the Wyke Dorset Cottages website.