



Alderney House







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Shipton Lane, Burton Bradstock, Bridport, DT6 4NQ

Hive Beach 1 mile. Bridport 3 miles. Dorchester 15 miles.

OPEN GUIDE PRICE: £920,000 - £950,000

An attractive and beautifully appointed detached home in the highly sought-after village of Burton Bradstock, offering large secluded gardens and stunning far-reaching sea views.

- Impressively well appointed throughout
- Very generous 2276sqft
- 4 Bedrooms, 2 bathrooms
- Twin garages, extensive parking
- In all about 1/3rd acre
- Stunning views over the Bride Valley and sea
- Large dining / sitting room with sea views
- Large kitchen / breakfast room with AGA
- Lovely well established gardens
- Freehold. Council Tax Band F

Guide Price £920,000

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THE PROPERTY

Alderney House is an attractive detached home set in beautiful gardens and enjoying stunning views to the sea and Bride Valley, in the highly desirable coastal village of Burton Bradstock. It was built in the 1930s with rendered and colour-washed elevations and, under the current ownership since 2011, has been subject to extensive improvements to now provide a very well appointed and modern comfortable home.

The property enjoys a superb elevated position and all the principal rooms take advantage of the far-reaching views. The property enjoys versatile and well proportioned accommodation with potential for further expansion.

The many features include a well-equipped high-quality kitchen with contemporary units and large island, granite worktops, programmable gas fired AGA, separate gas hob and electric oven. The property benefits from a large utility room and pantry and well appointed, modern bathrooms with high-quality contemporary fittings. The sitting room has a controllable coal-effect gas fire with polished stone surround.

The accommodation comprises:

Ground floor - Entrance porch, reception hall, living room, dining room, study/hobbies room, open plan kitchen/breakfast/family room (access to large fully boarded attic), utility room with walk-in pantry, conservatory, two downstairs bedrooms, large bathroom.

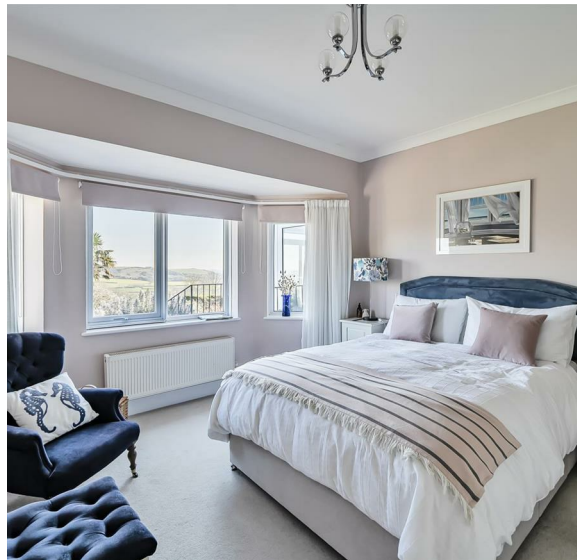
First floor - Landing with extensive cupboards/wardrobes, two further double bedrooms, bathroom with shower.

OUTSIDE

Alderney House is set well back from the lane enjoying excellent privacy. The property is approached via a five-bar gate leading onto a sweeping resin driveway excellent off-road parking for numerous cars, boat or caravan, together with turning area. There are two attached single garages, both with remote controlled doors.

The gardens to the front are attractively laid out and feature apple, plum and palm trees together with raised beds, greenhouse, shed and enclosed bin area. There is side pedestrian access. The rear garden is very well established, backs onto open fields and enjoys the stunning panoramic views over the Bride Valley, village and to the sea. The property has a large paved patio area from which to enjoy the views, with steps down to the lawned gardens stocked with an abundance of flower and shrub borders, wildlife pond, vegetable garden with raised beds and summerhouse with raised timber decking. There is a summer hose to the far corner of the garden with a decking Infront, idea for sitting out.





SITUATION

Alderney House occupies a lovely elevated setting with far-reaching village, country and sea views. Burton Bradstock lies on the coast and is considered to be one of the most sought after villages in West Dorset. It is a conservation village and the picturesque centre consists largely of stone and thatched cottages, for which the area is particularly well known. The excellent amenities include a shop/garage, Post Office, library, public houses, church, village hall, primary school and bus services. There is also the very popular Hive Beach, which forms part of the stunning Jurassic Coast. The immediate locality is designated as one of outstanding natural beauty (AONB) and much of the coastline is either controlled or owned by the National Trust. There are nearby footpaths giving access to open countryside, down to the village beach and to the clifftops. The thriving historic market town of Bridport and the coastal resort of West Bay, with its 18-hole golf course, are both within easy reach. The stunning coastal road is nearby, giving easy access to the larger towns of Dorchester and Weymouth, both with mainline rail services to London.

SERVICES

All mains services. Gas-fired central heating.

Broadband - Standard up to 16Mbps and Superfast up to 31Mbps.

Mobile phone service providers available are EE, Three, O2 and Vodafone for voice and data services outside.

(Broadband and mobile phone information taken from Ofcom website Results are predictions and not a guarantee. Actual services available may be different from results and may be affected by network outages).

VIEWINGS

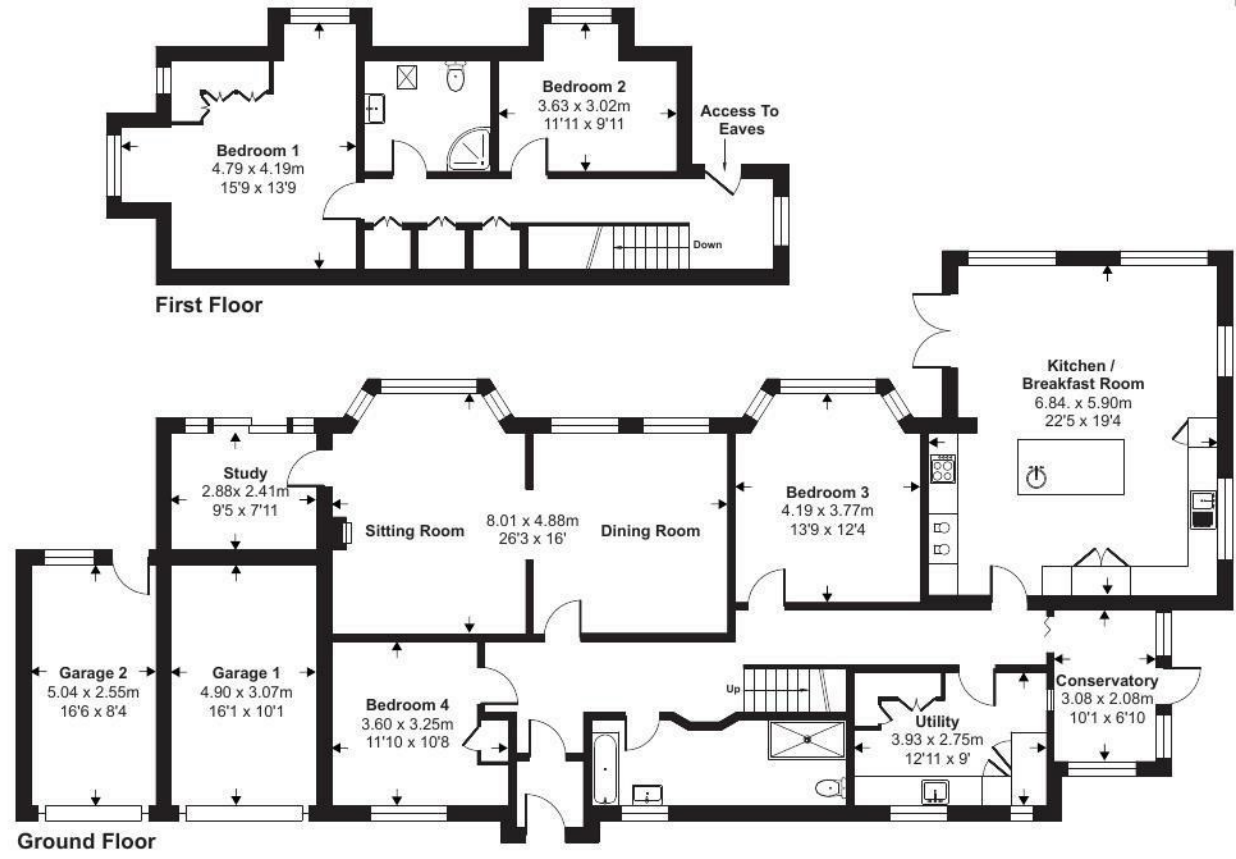
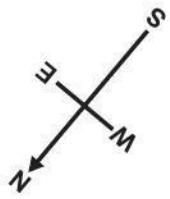
Strictly by appointment with Stags Bridport.

DIRECTIONS

From Bridport follow the B3157 coast road towards Weymouth and on entering Burton Bradstock turn left by the Anchor Inn. Continue up Shipton Lane and Alderney House will be seen after about a quarter of a mile on the right.

What 3Words///agreeable.websites.fencing

Approximate Area = 2276 sq ft / 211.4 sq m
Garage = 291 sq ft / 27 sq m
Total = 2567 sq ft / 238.4 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 Stags. REF: 1424572



IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Purchasers must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	60	67
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
		EU Directive 2002/91/EC



