



Pump Cottage, Higher Street, Iwerne Minster, Dorset, DT11 8LX





A beautifully presented 2 bedroom cottage in the heart of Iwerne Minster, one of North Dorset's most historic and characterful villages. Set beside the Grade II listed 1880 village pump, from which the cottage takes its name, the property forms part of a picturesque Higher Street street scene. The village itself has a rich story, with roots reaching back to the Domesday Book and earlier, a 12th-century parish church, and later links to the Wolverton and Ismay estates. Today, Iwerne Minster remains a sought-after Dorset village, set below Cranborne Chase and close to the Blackmore Vale, with a welcoming community, village pub, parish facilities and convenient access to Blandford Forum and Shaftesbury.

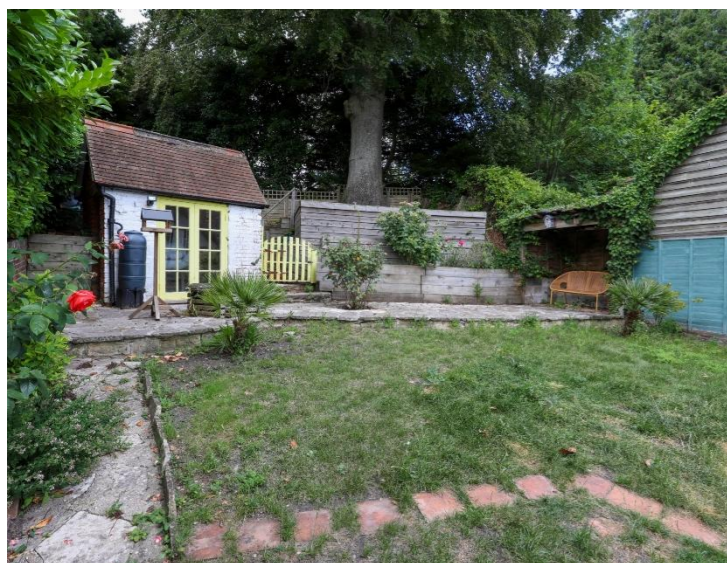
**Sitting Room 16'3" (4.95m) x 11'10" (3.6m)** - A warm and welcoming reception room full of cottage character, with terracotta-style tiled flooring, exposed brick detailing and a feature fireplace fitted with a wood-burning stove. Bespoke-style alcove shelving and cupboards provide useful storage, while the large front window with shutters frames the village setting. The room also gives a natural flow through to the kitchen/diner, with the staircase rising neatly to the first floor.



**Kitchen/Diner 16'3" (4.95m) x 8'5" (2.57m)** - A beautifully refitted shaker-style kitchen designed with both charm and practicality in mind. Wooden worktops, an inset hob, built-in oven, butler sink and appliances sit alongside soft-toned cabinetry, while the dining area enjoys its own working fireplace and room for relaxed everyday meals. Dual-aspect windows and a stable-style rear door bring in natural light and connect the room directly with the courtyard and garden beyond.

**Bedroom 1 13'0" (3.95m) x 8'8" (2.64m)** - A generous principal bedroom with a calm, characterful feel, featuring exposed timber floorboards, a shuttered window and built-in wardrobe storage, with views towards the village helping to create a peaceful cottage retreat.

**Bedroom 2 9'0" (2.74m) x 8'7" (2.62m)** - A bright and versatile second bedroom, ideal as a guest room, nursery or home office. Exposed floorboards, a sloping ceiling line and a shuttered window add charm, while the proportions allow for a double bed or compact double arrangement depending on need.



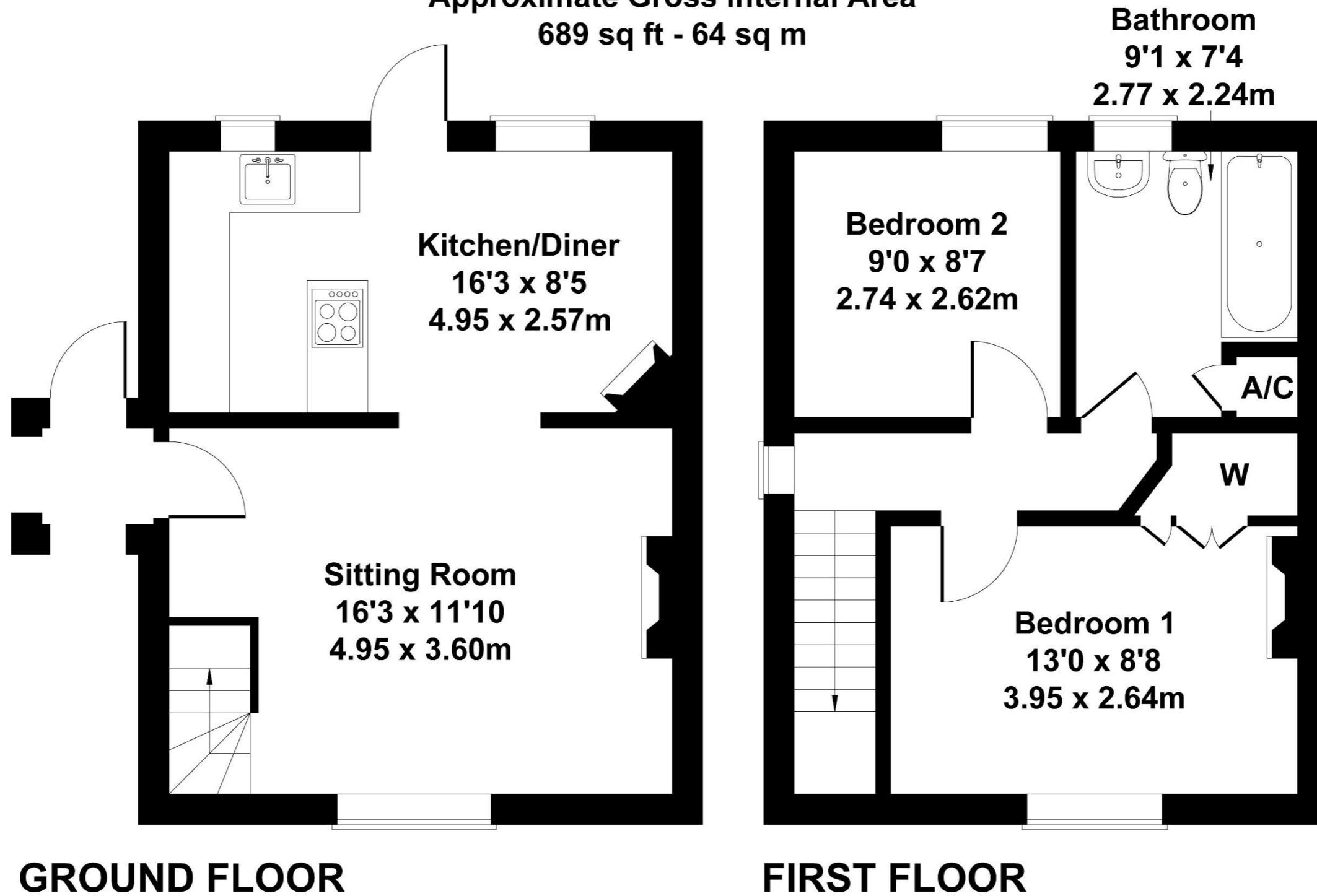
**Bathroom 9'1" (2.77m) x 7'4" (2.24m)** - A stylish first-floor bathroom with a traditional cottage feel, fitted with a panelled bath with shower head fitting, pedestal basin and high-level cistern WC. Part wood-panelled walls, a roofline feature and a shuttered window create a light, characterful space that compliments the period nature of the home.

**Rear Courtyard** - Immediately behind the cottage is a wide stone-paved courtyard terrace, enclosed by brick walls and outbuildings. This is a practical and attractive outdoor entertaining space, ideal for morning coffee, summer dining, potted herbs and container planting.

**Upper Garden** - Stone steps rise from the courtyard to a charming tiered garden, arranged with lawn, mature planting, timber sheds and a delightful summer house / garden studio, ideal as a peaceful work-from-home space, hobby room or quiet retreat. Further steps lead to a Secret Garden, where a decked sun terrace provides a spot for relaxing in the sunshine, alongside a vegetable growing area suited to raised beds, herbs and seasonal produce.

# Pump Cottage

Approximate Gross Internal Area  
689 sq ft - 64 sq m



Not to Scale. Produced by The Plan Portal 2026  
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EPC Rating - F

Viewing Arrangements - Strictly by appointment with Forum Sales & Lettings

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