

# un View

Region: Lakeside Estate **Sleeps: 4**

---

## Overview

Sun View is a cosy mid-terrace, two-bedroom cottage nestled into the heart of Dorset's Lakeside Estate. Offering a beautiful, enclosed garden, combined via elegant bi-fold doors with a contemporary open-plan living space, this sophisticated holiday home is the perfect retreat for families. Kids can run and play safely in the sheltered garden, whilst adults indulge in a good book or refreshing glass of wine, enjoying every moment away from stresses.

With incredible woodlands, heathlands and rolling countryside surrounding the entire Estate, it is a brilliant place to explore the outdoors. You can enjoy complimentary access to the Spa and swimming pool throughout your holiday! Access to bikes, canoes, kayaks, and stand-up paddle boards are also available at an additional cost. Poised between Dorchester and the beautiful Lulworth Cove, the Lakeside Estate sits at the heart of Dorset's Jurassic Coast, with dramatic scenery and vibrant natural habitats and wildlife stretching out in every direction from the house.

Set over two floors, the living spaces at Sunview are extremely spacious for a group of four. Downstairs, the open-plan design is bright and airy, with a fabulous kitchen and breakfast bar, social dining space and a cosy log burner located by the sofas. Furnished in a contemporary style, the room looks like it could have been pulled from a design magazine, completed by the sleek bi-fold doors opening to the garden. The kitchen is fully equipped, so you can prepare your family favorites, or for a real treat, head outside to make the most of the brilliant communal barbecue just outside the garden gate!

Stepping upstairs, the two bedrooms offer the same simple, modern aesthetic as the rest of the house, both offering access out to the elegant first floor balcony. The first bedroom boasts a large king-size bed and a private en-suite shower room. The second is a twin bedroom, well suited to children, furnished with a full-sized single bed and a truckle bed. There is also a family bathroom for everyone to share.

Everything about the Lakeside Estate encourages you to appreciate nature and all its wonders, be that from the roof top bar with a cocktail, or out on the footpaths and waterways. Sun View is a modern family holiday home providing the perfect gateway to outstanding nature.



## Facilities

Cottage • Modern • Shared Pool • Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • Wi-Fi/Internet • BBQ • Satellite TV • Bicycles Provided • Working Fireplace/Woodburner • Rural Location • Walking/Hiking Paths • Golf Nearby • Tennis Nearby • Cycling • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • Historical Sites

# Interior & Grounds

Sun View is a cosy mid-terrace cottage with an enclosed garden. Located in the Lakeside Estate with access to the Estate Spa and an Activity Hub membership. There are 2 bedrooms and 2 bathrooms, and it can accommodate up to 4 people.

## *Ground Floor*

- Fully equipped, open-plan kitchen
- Dining area for four guests
- Living room with log burner and access to the garden
- Cloakroom

## *First Floor*

- Master bedroom with king-size bed and en-suite shower room
- Bedroom with full-sized single bed with truckle bed
- Balcony with access from bedrooms
- Family bathroom

## *Exterior Grounds*

- Front garden
- Enclosed rear garden
- Outdoor dining

## **Additional Facilities**

- Wi-Fi
- Satellite TV
- Communal barbecue and fire pit
- Activity Hub Included
- Use of Estate spa and outdoor swimming pool
- Travel cot & highchair available on request
- Allocated parking space





## Location & Local Information

The dramatic Jurassic coastline plays protector to the wild heathlands and rolling dales of beautiful Dorset. It is no wonder that this captivating area has enticed filmmakers, poets, authors and artists for centuries, with visitors allured by the sweeping golden beaches, grand historic houses, cobblestone market towns and idyllic country pubs.

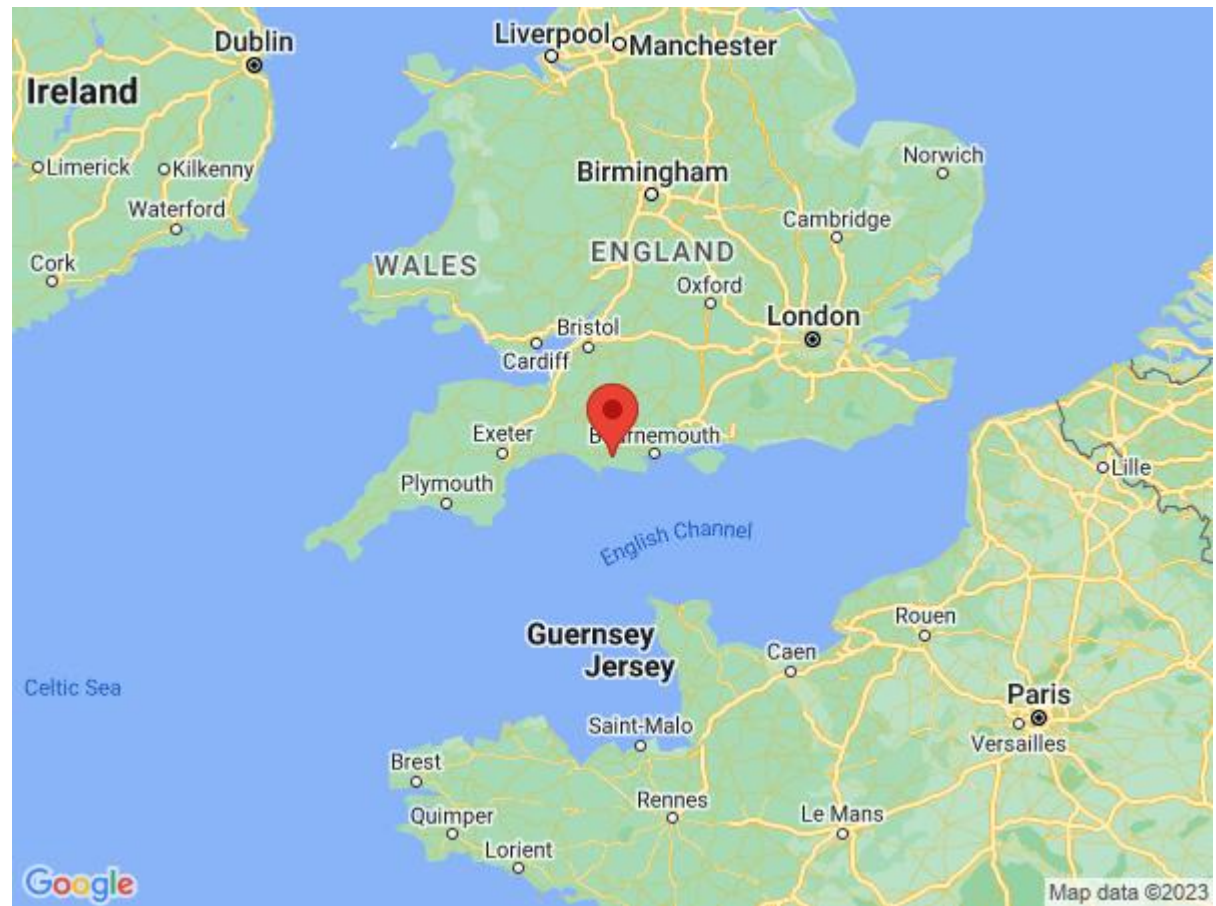
All around the Lakeside Estate and scattered down the Jurassic Coast there are picturesque towns to visit. From the breezy coastal town of Poole to the rich history of Dorchester and the picture postcard vistas of Lyme Regis. The Estate itself is located amidst the rugged beauty of this area, in the environs of West Dorset. Formerly the site of RAF Warmwell, the Estate boasts a rich history, offering a breath-taking space combining unspoilt nature, beautiful wildlife, and modern luxuries, so you can leave all worries behind, settling in for a holiday of complete relaxation.

Enjoying the great outdoors is all part of a stay at the Lakeside Estate, with waterways to discover, cycle pathways to relish and the rolling Dorset Countryside to explore. Whether you want to hop in a kayak, canoe, paddleboard or bike, there is something for everyone, it is a real hub of activity! The Estate's tennis court and 3G artificial-turf Multi Use Games Area (MUGA) in Beaumont Village offer the perfect facilities for a quick knock-about or a lively game of five-a-side football with friends and family. The views from the courts over Beaumont Lake are gorgeous, making for a tricky distraction when you are trying to hit a winning shot!

Lowland heathland is one of Britain's most important habitats for wildlife conservation. The outer Heath is a SNCI (Site of Nature Conservation Interest) and it supports an unbelievable range of plants, birds, insects and mammals making it a remarkable place for wildlife spotting. For those eager to get close to nature, there are hundreds of acres to explore, with woodlands and hedgerows sheltering this diverse array of native wildlife. You can explore down the waterways, or by foot or bike making the most of the vast network of private footpaths.

After a busy day immersed in nature, the Estate Spa is the perfect respite. The spa has been designed to offer a tranquil sanctuary of stress-free indulgence and ultimate relaxation! There is an outdoor pool, roof terrace, sauna, gym, library and a 'restful relaxation' lounge for some post treatment 'you' time. In the peaceful, candlelit treatment rooms you can enjoy an array of luxurious treatments.

Of course, no holiday is complete without a satisfied appetite. Your holiday home offers its own kitchen for home cooked delicacies, or for a night off, there are plenty of options within the Estate and in the surrounding towns. The Hurricane Terrace and Bar is located on the roof terrace of the spa, offering



bespoke cocktails inspired by the area and a variety of snacks and small plates if you are feeling peckish. The Estates traditional handmade yurt offers the perfect spot for a lazy afternoon, with an outdoor woodfired pizza oven which is often fired up by expert chefs to provide the tastiest authentic woodfired pizza using the freshest local ingredients. Hours will idle by, as you play bored games, tell stories, and get cosy by the log burning stove!

### Local Amenities

Nearest Airport	<b>Southampton Airport (51.8 miles)</b>
Nearest Village	<b>Crossways (Walking Distance)</b>
Nearest Town/City	<b>Dorchester (6 miles)</b>
Nearest Restaurant	<b>The Wise Man Inn (3.3 miles)</b>
Nearest Beach	<b>Man O'War Beach (8.1 miles)</b>
Nearest Golf	<b>Came Down Golf Club (7.7 miles)</b>
Nearest Train Station	<b>Moreton (1.6 miles)</b>
Nearest Supermarket	<b>Waitrose &amp; Partners Dorchester (5.9 miles)</b>

## What we love

- With hundreds of acres of outstanding natural habitats, the outdoor explorations are endless at The Lakeside Estate!
- The Estate Spa offers offer a tranquil sanctuary of stress-free indulgence and ultimate relaxation!

## What you should know...

- The twin bedroom offers a full-size single bed with a truckle bed beneath
- While the house is brilliant for family holidays, young children might need supervision to explore the grounds due to the open nature of the area
- Please be aware there are no water-based activities between November and February for health and safety reasons
- Access to bikes, canoes, kayaks, and stand-up paddle boards are available, but at an additional cost

# Terms & Conditions

- Security deposit:
- Arrival time: 4pm
- Departure time: 10am
- Energy costs included?: Yes, included in the rental price.
- Linen & towels included?: Yes, included in the rental price.
- Pets welcome?:
- End of stay cleaning included?: Yes, included in the rental price.
- Smoking Allowed?: No smoking.
- Heating costs included?: Yes, included in the rental price.
- Internet access?: Yes, Wi-Fi included in the rental price.
- Other Ts and Cs: A travel cot & highchair can be provided on request, please bring your own cot linen.