

Sideways,

Shepton Mallet, BA4 5PW

COOPER
AND
TANNER



£375,000 Freehold

This detached two bedroom bungalow has been the subject of an in depth renovation programme and now offers a modern kitchen with appliances and a newly installed modern shower room. Externally there a very large detached garage, a larger than average level rear garden, driveway parking and additional parking space. Offered with no onward chain.

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 2  2  1 EPC C

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DESCRIPTION

The property is entered from the side storm porch into the good sized entrance hall. Doors lead off to the main rooms. The sitting room has a double glazed bay window and a feature fireplace with illumination and power, which could be used for the installation of a wood burner (subject to relevant regulations). Across the hall is the first of the two bedrooms. This room enjoys a view over the rear garden. Along the hall is the main bedroom, with a double glazed bay window and an ornamental fireplace. The dining room with ornamental fireplace with illumination and power, links through to the kitchen which has been fitted with a range of white base, drawer and wall units incorporating a 1 1/4 stainless steel sink inset into composite work surfaces. There is a built in ceramic hob, oven, and canopy. An opening leads to the utility area with washing machine, wall mounted gas boiler and a fridge / freezer. Adjoining the main bedroom is the shower room which is fitted with a white suite comprising pedestal wash hand basin, low level wc and a large walk in low forma shower tray with screen and monsoon shower head.

The property has been freshly decorated through out, with new floor coverings, new windows, new doors, new radiator heating system and boiler; increased levels of loft insulation; cavity wall insulation; newly laid driveway parking / turning area and the rear garden redesigned and landscaped.

Offered with no onward chain this property is perfect for those purchasers needing accommodation on one level which is easy to maintain

OUTSIDE

A freshly laid driveway extends to the side of the property and leads to the detached garage and provides driveway parking / turning. A mature hedge screens the property from the road and pavement. There is a raised bed and a small area of lawn. The rear garden has undergone extensive landscaping to provide a level lawn planted with specimen trees. There is an area set aside for vegetable production complete with greenhouse. Adjoining the garage is an outhouse.

ADDITIONAL INFORMATION

Gas fired heating. All mains' services are connected. Council Tax band C

LOCATION

The historic market town of Shepton Mallet offers a range of local amenities and shopping facilities including a range of supermarkets, and many independent shops in the High Street. The town is also conveniently placed for commuting to Wells, Frome, Midsomer Norton, Glastonbury and the larger centres of Bristol and Bath. For those travelling by train, Frome and Castle Cary have mainline stations to Paddington London.

DIRECTIONS

From the Cooper and Tanner office, proceed along Paul Street, and continue into Charlton Road past Whitstone School. At the traffic lights, turn right onto Whitstone Road. The property will be seen on the left hand side as identified by the For Sale board.





SHEPTON MALLET OFFICE

Telephone 01749 372200

32 High Street, Somerset, BA4 5AS

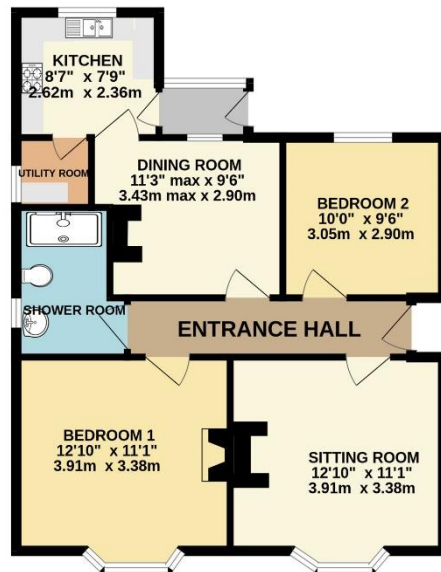
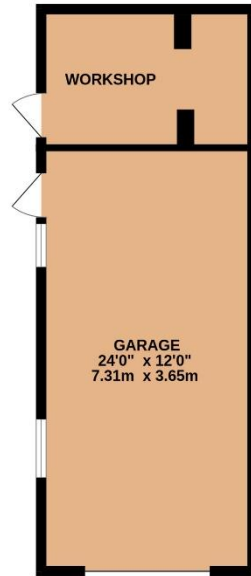
sheptonmallet@cooperandtanner.co.uk

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GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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