

Church Lane, Churchill Village, Somerset. BS25 5QW

£1,200,000 Freehold

FOR SALE



**HOUSE FOX**  
ESTATE AGENTS

[www.housefox.co.uk](http://www.housefox.co.uk)

01934 314242  
01275 404601  
01278 557700  
[sales@housefox.co.uk](mailto:sales@housefox.co.uk)

## PROPERTY DESCRIPTION

HOUSE FOX ESTATE AGENTS PRESENTS.....WOW...What a home we have here, detached countryside residence dating back to 1900 with half an acre of paddock.

This stunning individual home is set in a rural location with views and fields to 3 sides, the condition is amazing, and from the minute you walk in you can sense quality and such a welcoming feel.

You step in, and boom, a gorgeous feature Oak Staircase leads to the first floor, and you just know this is going to be a home you want to live in, the sellers have maintained the accommodation to a high standard which comprises. hallway, an incredible lounge/family room with a feature central inglenook fireplace with wood burner, sitting room, utility room, cloakroom, large kitchen/diner with a quality fitments and a feature brick chimney breast with wood burner, 4 double bedrooms, 2 luxury en-suites, wonderful family bathroom with central free standing bath.....other features include flagstone style flooring, Oak flooring, feature old school style radiators, vaulted beamed ceilings, a wonderful landing with large floor to ceiling window, private gardens, parking for several vehicles, the list goes on, so we really do recommend you call House Fox Estate Agents today and book a viewing

## FEATURES

- WALK THROUGH 360 VIDEO TOUR AVAILABLE
- Stunning countryside residence
- Half an acre of paddock
- 4 double bedrooms
- 2 luxury en-suites
- Views all around
- Amazing lounge/family room
- Wonderful kitchen/diner
- So many lovely features
- EPC-D



## ROOM DESCRIPTIONS

### Feature solid wooden front door

### Hallway:

Feature flagstone effect flooring, stunning Oak staircase to the first floor, feature radiator

### Lounge/family room:

Superb inglenook fireplace with central wood burner, feature radiators, Oak flooring, sky lights, doors on to the side garden

### Sitting room:

Feature fireplace, 2 double glazed windows, feature radiator, Oak flooring

### Utility room:

Quality floor and wall units, Belfast Sink, flagstone effect flooring, cupboard housing the oil fired boiler, cupboard housing the Mega flow hot water tank, door to the side

### Cloakroom:

Feature WC, wash hand basin, feature radiator

### Kitchen/diner:

A wonderful room to entertain.....A double Belfast sink, a range of quality floor and wall units, solid wooden worktops, flagstone effect flooring, central feature chimney breast with wood burner, double glazed windows, feature radiators, central island, door to the rear

### First floor landing:

A real feature of the first floor is the landing, a real place to sit, relax and look out across the countryside through the floor to ceiling windows....Oak flooring, vaulted ceiling, feature radiator, loft access

### Bedroom 1

Dual aspect via double glazed windows, feature radiator, Oak flooring, door to the luxury en-suite

### Luxury en-suite

A large walk in shower cubicle with large glass screen and feature shower, feature WC, wash hand basin, double glazed windows, feature radiator

### Bedroom 2:

Dual aspect via double glazed windows with countryside views, feature vaulted ceiling, feature radiator, Oak flooring, wardrobe, open plan to the en-suite

### En-suite

Shower cubicle, wash hand basin, feature WC, double glazed window, heated towel rail

### Bedroom 3:

Double glazed window giving views over the countryside, feature radiator, Oak flooring

### Bedroom 4:

Oak flooring, feature radiator, views via the double glazed window

### Luxury bathroom;

Central free standing bath with claw feet, feature fireplace, feature WC, wash hand basin, double glazed window with views, heated towel rail

### Outside storage area:

You have a large covered area with outside power

### Parking:

Parking for at least 6 vehicles, accessed via double gates.

### Gardens:

You have gardens to 3 sides, mainly block paved, patio area, with feature flower beds, shrubs, and steps up the top area of the garden.....TOP AREA OF GARDEN: a superb garden/Summer room, a patio area, which leads directly onto the half an acre of paddock.

### Paddock:

Approximately half an acre of grass area to the side of the house, perfect for someone with horses.



FLOORPLAN & EPC

