

Church Street, Beckington, BA11 6TG

COOPER
AND
TANNER



£650,000 Freehold

Having been renovated, this attractive four double bedroom stone cottage enjoys an excellent position within this highly sought-after village between Frome and Bath and represents an increasingly rare and exciting opportunity.

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DESCRIPTION.

This attractive four bedroom stone built cottage has been completely renovated over the last 18 months including rewiring and plumbing and a new combi boiler and represents an exciting opportunity to buy into one of the most desirable villages that we handle, between Frome and Bath.

Throughout the house there are a wonderful array of period features that you would expect a home of this age to feature, whilst also offering many modern luxuries with smart and contemporary kitchen and bathrooms that add a modern twist to the home.

The front door opens into an entrance hall with room for coats and shoes and a large storage cupboard. A door from the entrance hall leads into a spacious, open planned living/dining room area which enjoys exposed wooden floorboards, exposed beams and a woodburning stove takes centre stage. The kitchen is to the back of the house, accessed from the dining area via an attractive red brick and exposed wooden archway. There are a range of high-quality wall and base units that are topped with stunning granite work surfaces. There are integrated appliances including a boiling water tap, dishwasher and a washer/dryer. A set of double doors lead out to the courtyard garden which in turn leads up to the principal gardens. This is a great set up for Al-fresco dining and entertaining.

On the first floor a spacious landing gives access to three double bedrooms and an impressive family bathroom including a large bath and drench shower over.

On the second floor is the master bedroom, a well-proportioned space with views of the garden, exposed beams, and an en-suite shower room.

OUTSIDE

Externally there is a private courtyard garden to the back of the house, adjoining the double doors from the kitchen. Steps then rise up to a long, well-established garden which is predominantly laid to lawn, bordered by fencing, plants and shrubs and decorated by a variety of fruit trees. At the far end of the garden is a fantastic, newly constructed, timber-built home office/garden room/studio that is complete with power, double glazing and provides a decked seating area to the front and two internal rooms.

LOCATION

The thriving village of Beckington offers an Anglican church, two public houses, Marks and Spencer Food, Mes Amis licensed café deli, tennis, football and cricket clubs, village hall, village school and Springfield private day nursery and prep school. Recreational facilities locally are good with Babington House, Orchardleigh Golf club, fishing, shooting and beautiful open countryside all on the doorstep. The excellent farmers' co-operative, Mole Valley Farmers, where you can purchase a huge selection of goods and the award winning Whiterow Farm Shop nearby.





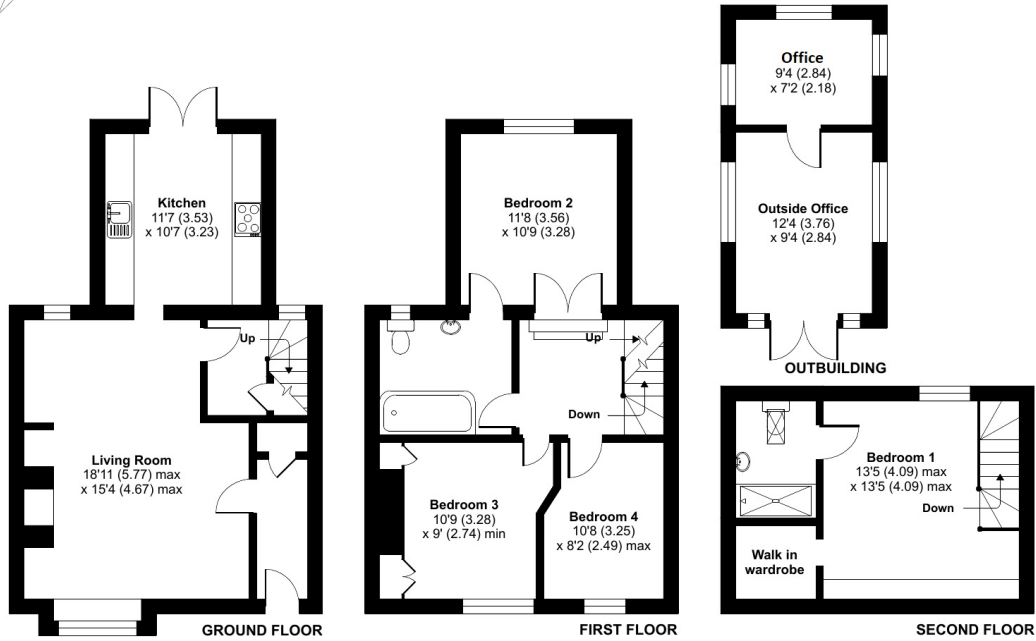
Church Street, Beckington, Frome, BA11

Approximate Area = 1258 sq ft / 116.8 sq m

Outbuilding = 186 sq ft / 17.2 sq m

Total = 1444 sq ft / 134.1 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2022. Produced for Cooper and Tanner. REF: 910583



FROME OFFICE

Telephone 01373 455060

6 The Bridge, Frome, Somerset, BA11 1AR

frome@cooperandtanner.co.uk

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