

Parsonage Lane

Chilcompton, Radstock, BA3 4JS

COOPER
AND
TANNER



It is absolutely paramount that you check the accuracy of all the information included in these sales particulars. If you approve please sign and date below.

Vendor(s) Signature:

Dated:



£560,000 Freehold

A superb four bedroom, three bathroom detached family home with a 51ft x 38ft detached barn within the gardens, located on the village outskirts of Chilcompton with driveway parking and mature gardens. Viewing recommended.

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DESCRIPTION

A superb four bedroom, three bathroom detached family home with a 51ft x 38ft detached barn within the gardens, located on the village outskirts of Chilcompton with driveway parking and mature gardens. The Loft is a spacious family home offering spacious, versatile and flexible accommodation of approximately 2000 sq feet arranged over two floors. In brief the accommodation comprises a 21ft sitting room with feature fireplace housing a wood burning stove, a superb and recently updated kitchen/diner with a range of fitted wall and base units with worktops over and a breakfast bar. There are three roof lanterns letting natural light into this room and French doors lead out onto the garden. From the sitting room a door leads into a inner hall where you find a staircase rising to the first floor. Off the hall there is a good size utility room, bedroom and a shower room. To the first floor there is a landing and main bedroom with French doors leading out on to a raised terrace, a dressing area and en-suite shower room. There are two further double bedrooms to the first floor and a family bathroom. Internal viewing comes highly recommended to fully appreciate what this property has to offer.

OUTSIDE

The property is entered through electronic sliding gates which lead onto the driveway parking. There is a 51ft x 38ft detached barn within the gardens which has power, light and water and subject the necessary planning permissions being sought, could be turned into additional accommodation. The gardens are located mainly to the front and side of the property and are low maintenance with a paved pathway and seating areas, gravelled gardens with a selection of mature trees and plants, wooden garden shed and a covered seating area housing a hot tub.

LOCATION

Chilcompton Village offers an excellent range of amenities and boasts a thriving community. The village has a post office, doctors' surgery, shop, garage, church, recreation ground together with two public houses. Chilcompton is set within the picturesque Mendip Hills, renowned for its beautiful countryside and is within easy commuting distance of Wells, Bath and Bristol. The world heritage City of Bath provides an excellent range of retail outlets, the Theatre Royal, Thermae Spa and a fabulous selection of restaurants and bars. The historic city of Wells is approximately 15 minutes from Chilcompton and is the smallest city in England. It offers a fantastic range of independent shops and boutiques, restaurants, public houses, banks, library, cinema, and churches. There is a vibrant market on Wednesday and Saturday in the Market Place. Chilcompton has a primary school. Downside School is situated in the nearby village of Stratton-on-the-Fosse and Wells Cathedral School and Millfield School are also close by. Nearby State schools include Norton Hill School in Midsomer Norton and The Blue School in Wells.

COUNCIL TAX BAND

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AGENTS NOTE

We have been made aware by the vendors of this property that extensions have been carried out and that there are not the relevant planning permissions or building regulations in place.







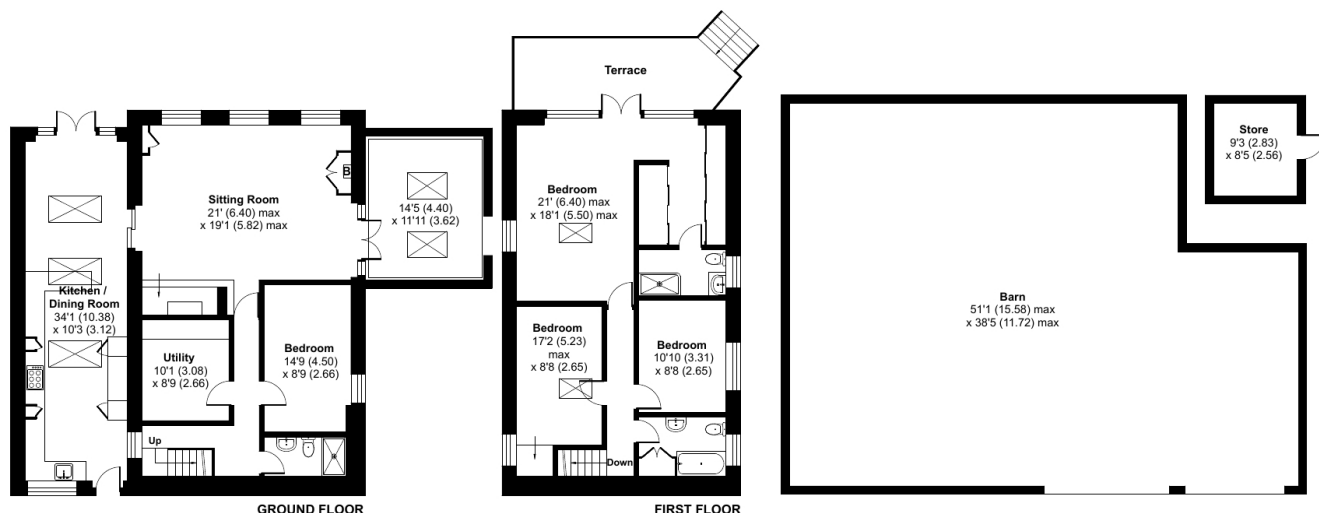
Chilcompton, Radstock, BA3

Approximate Area = 2082 sq ft / 193.4 sq m

Outbuildings = 1863 sq ft / 173 sq m

Total = 3945 sq ft / 366.4 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nitchcom 2025. Produced for Cooper and Tanner. REF: 1348762

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