



 2  1  1 EPC D

£365,000 Freehold

Mews Cottage, King Alfred Mews
Church Street
Wedmore BS28 4AB

**COOPER
AND
TANNER**



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Description

A delightful, stone-built, character cottage, tucked away in a quiet mews, just a stone's throw away from the bustling village centre, offering open plan living, parking for two cars and a pretty courtyard garden.

Nestled in a quiet corner of a cobbled mews, away from busy roads, this private plot is bordered by stone walls and bi-fold wooden gates, which enclose the courtyard garden- the perfect spot in which to relax or entertain.

Well-maintained and decorated in a neutral palette, this characterful home includes an entrance porch, downstairs cloakroom and 34ft dual aspect kitchen/diner and sitting room area. The solid wood kitchen features integrated appliances including a dish washer, fridge and freezer and washer/dryer. A peninsular provides an additional seating area and separates the kitchen from the sitting room.

Accessed via a wrought iron spiral staircase, upstairs there are two bedrooms, both with built in storage and views across the courtyard. They share a family bathroom with a modern suite including a corner bath, separate shower and heated towel rail.



Location

Wedmore is a thriving historic village with an exciting social and commercial centre featuring a wide range of retail and leisure facilities including boutique shops, newsagents/general stores, chemist, a butcher shop, delicatessen, post office, fishmongers, grocers, a range of eateries, and public houses. Wedmore hosts over 70 organisations with a diversity of cultural and sporting activities. There is a community run bus service to the larger nearby towns. Local schools are Wedmore First School, Hugh Sexey Middle School and Kings of Wessex Academy and Sixth Form. Private schools include Sidcot School, Millfield and Wells Cathedral School, which are all served by private buses. Wedmore is in close proximity to Bristol International Airport, and the Cathedral City of Wells and of commutable distance to Bristol and Bath.

Local Information Wedmore

Local Council: Somerset

Council Tax Band: A

Heating: Electric

Services: Mains Water, Drainage and Electricity

Tenure: Freehold



Motorway Links

- M5



Train Links

- Highbridge
- Weston-super-Mare



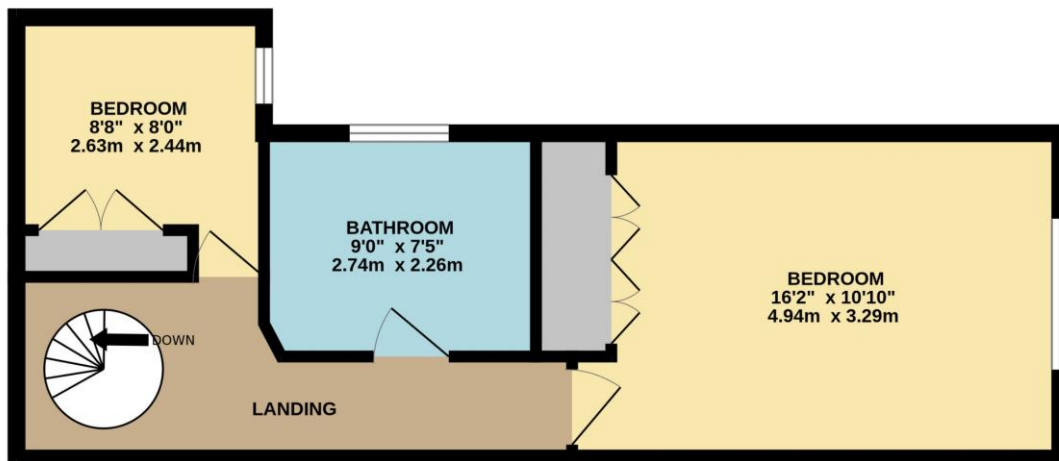
Nearest Schools

- Wedmore First School
- Hugh Sexey Middle School
- Kings of Wessex Academy

GROUND FLOOR
390 sq.ft. (36.2 sq.m.) approx.



1ST FLOOR
406 sq.ft. (37.7 sq.m.) approx.



TOTAL FLOOR AREA : 796 sq.ft. (73.9 sq.m.) approx.

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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