

Church Road

Yeovil, BA22 7JN

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AND
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£475,000 Freehold

An extended four-bedroom home in Sparkford showcasing an abundance of space and high-end design details

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 4  2  3 EPC C

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DESCRIPTION

Located in the charming village of Sparkford in South Somerset, this extended, four-bedroom home on Church Road showcases an abundance of space and high-end design details. Perfect for families who value both style and functionality, the property has undergone extensive renovations by the current owners, offering a seamless layout and aspirational interiors throughout.

The property's generous frontage benefits from a large driveway with ample parking space for several cars, providing convenience for the homeowners and guests. There is also an integrated garage with electric up and over door offering additional security and storage.

On entering the home, you will find a spacious hallway with convenient, built in storage under the stairs, to keep the entrance way clutter free. To the left is a comfortable living room, featuring a stylish log burner and glazed, bifold doors that lead to the rear of the home. These doors give homeowners the option to configure the space to their needs, opening up the space for a seamless transition throughout the ground floor, or closed off to create a cosy lounge area, ideal for relaxing in the evening.

The hub of the home is the large, open plan kitchen, dining and family room. Showcasing a high specification kitchen with exquisite, low profile quartz worktops, this room includes a host of modern fixtures and fittings, such as Siemens appliances, a fridge freezer, integrated dishwasher and oven, a wine cooler and Quooker hot and cold filter water tap, as well as two pull out larders and lots of well-designed storage. In the centre of the kitchen is an impressive three metre island with a four-ring hob and integrated seating for informal meals. This spacious room also offers a large dining and family area, making this room a real showstopper.

Two sets of bifold doors lead out to the mature, landscaped garden. This beautiful outside space benefits from two separate patio areas to make the most of the sunshine throughout the day, raised beds for fruit and vegetables, a large, tranquil pond and unspoilt views of rolling fields towards Cadbury Castle.

Ideal for busy families, off the kitchen you will find a convenient, separate utility room with an additional fridge freezer. Adjoining this space is a downstairs shower room with sink and toilet.

On the first floor you will find four well-proportioned bedrooms, giving each member of the family their own space. The spacious main bedroom benefits from a stylish ensuite-shower room with views across the garden and towards the countryside. Bedrooms two and three are large enough for double bed and feature built in wardrobes to

maximise the space. The fourth bedroom has a built-in bed with storage underneath creating storage, the room is big enough for an office space also. The first floor is completed by a modern bathroom finished to a high standard, again offering suitable storage for busy family life.

AREA

Sparkford is a pretty village, nestled in the South Somerset countryside. This small, peaceful community offers a welcoming spirit with an array of convenient local amenities in the village and neighbouring towns.

Local produce isn't hard to come by with a choice of local stores, including family run farm shop The Old Parlour at Mill Farm and Teals on Orchard Lane which sells fresh produce alongside a quaint lifestyle shop, café and restaurant. Horrell and Horrell offers a unique evening out with a micro dining concept has been listed as one of the UK's best dining experiences by Conde Nast, The Telegraph, and National Geographic. Discover local history at Haynes Motor Museum of Classic and Veteran Cars, featuring its own cinema, cafe and bookshop. Or venture to nearby Yeovilton to peruse the Fleet Air Arm Museum, Europe's largest naval aviation museum.

Surrounded by peaceful countryside, explore the hills and vales, pretty villages and Somerset gems - perfect for leisurely walks. The area's rich heritage can be experienced at The Newt, a Georgian country estate with acres of beautiful gardens, woodland, farmland and cyder orchards. With close proximity to the A303, Sparkford is well connected for travel and just a few miles away, the station at nearby market town Castle Cary, provides a direct service to London.

TENURE

Freehold

COUNCIL TAX BAND

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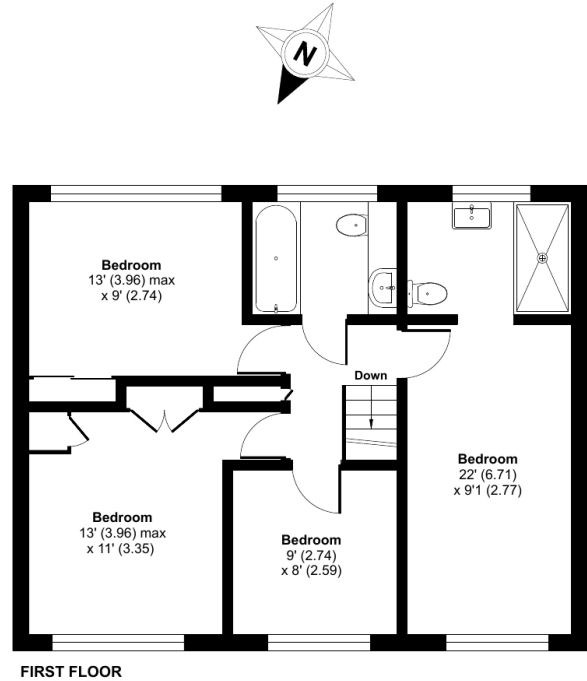
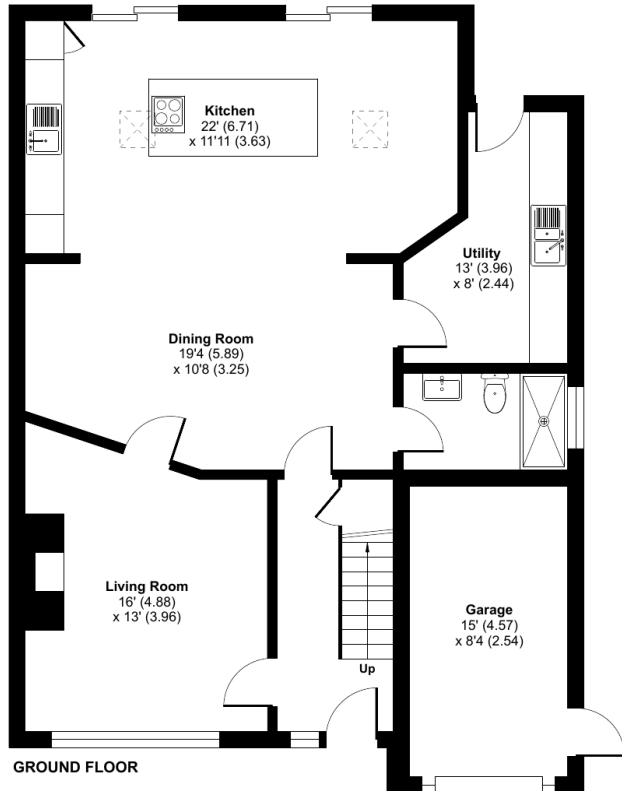
Church Road, Sparkford, Yeovil, BA22

Approximate Area = 1504 sq ft / 139.7 sq m

Garage = 123 sq ft / 11.4 sq m

Total = 1627 sq ft / 151.1 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 2024. Produced for Cooper and Tanner. REF: 1124187

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