

# Flat 7, Herbert Dun House, Leigh on Mendip, BA3 5RA

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OIRO £95,000 Leasehold

 1  1  1 EPC C

#### Description

Offered with no onward chain, this one-bedroom property requires modernisation throughout and offers an excellent opportunity for first time buyers and buy to let investors alike.

The accommodation throughout the property is well proportioned and naturally light. The front door opens into an entrance hall which provides access into the remaining space. The living room is dual aspect and therefore full of light. There is a kitchen and bathroom that both require updating, in addition to a great size double bedroom with fitted storage.

Leigh on Mendip is a small village which was part of Mells and held by Glastonbury Abbey from Saxon times until the dissolution of the monasteries. Located on the Mendip Hills it's within a few miles of various other small villages which together provide a range of amenities It lies between the cities of Wells, Bath and Bristol and the increasingly popular town of Frome.



### Features

- In need of modernisation
- Highly sought after location
- Double bedroom.
- Good size dual lounge
- Fitted kitchen.
- Leasehold 125 years from October 2023

### Local Information

- Council Tax Band A
- Tenure Leasehold
- EPC Rating C

#### FROME OFFICE

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