

4 Churchward Drive

Frome, BA11 2XL

COOPER
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TANNER



£585,000 Freehold

A beautifully presented four-bedroom link-detached home, offering spacious and versatile accommodation throughout. This stylish property features a generous driveway, integrated garage, landscaped front and rear gardens, multiple reception rooms, a modern kitchen and utility, and a stunning, fully enclosed garden with summerhouse, greenhouse and several seating areas, ideal for family living and entertaining.

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DESCRIPTION

This attractive red brick property occupies a generous plot on Churchward Drive and is set behind a large driveway providing parking for several vehicles, with the benefit of an integrated single garage. The front garden has been thoughtfully landscaped with a blend of patio stones, mature trees, colourful planting, and raised beds creating a welcoming and well-tended approach.

The front door sits beneath a covered porch and opens into a wide and inviting hallway, where you will find a cloakroom/WC, a useful boiler cupboard and understairs storage. To the right is a study, ideal for home working, while the main sitting room sits to the front of the house and enjoys a sunny south-west facing aspect. Double doors lead through to the dining room which features attractive basketweave parquet flooring and sliding doors that open out onto the garden, perfect for entertaining or family living. The kitchen is well-equipped with a range of modern white units and ample worktop space, and there is a separate utility room with access into the garage, adding further practicality.

Upstairs, there are four good-sized bedrooms. The principal bedroom enjoys views over the rear garden and benefits from built-in wardrobes and a spacious en suite shower room. Two further bedrooms also offer built-in storage, and the family bathroom is sleek, contemporary and well-finished.

OUTSIDE

Outside, the rear garden is a true highlight of the property. Fully enclosed and offering a wonderful sense of privacy, the space has been thoughtfully designed to provide year-round interest and versatility. There are several distinct seating and dining areas, ideal for enjoying sunny afternoons, entertaining guests, or simply relaxing with a morning coffee. A neatly positioned summerhouse offers a tranquil retreat or potential hobby space, while a small greenhouse

will appeal to those with a passion for growing. The garden features a variety of mature borders, raised beds and established planting, offering colour and texture throughout the seasons. Whether you're a keen gardener or simply enjoy spending time outdoors, this garden offers a peaceful and beautifully maintained sanctuary that is both functional and attractive.

The property is beautifully and neutrally decorated throughout and offers a move-in ready home in a popular part of Frome, close to local amenities, schooling and transport links.

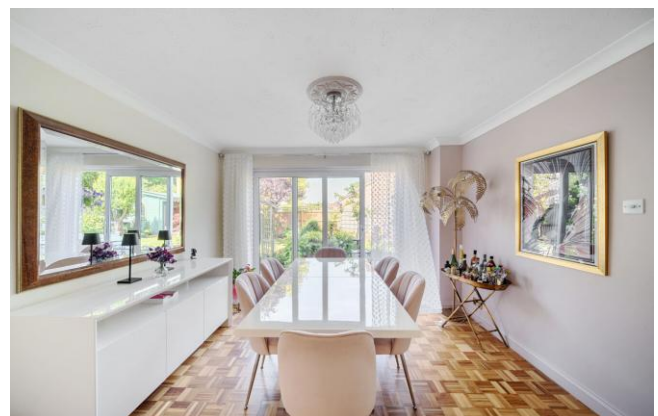
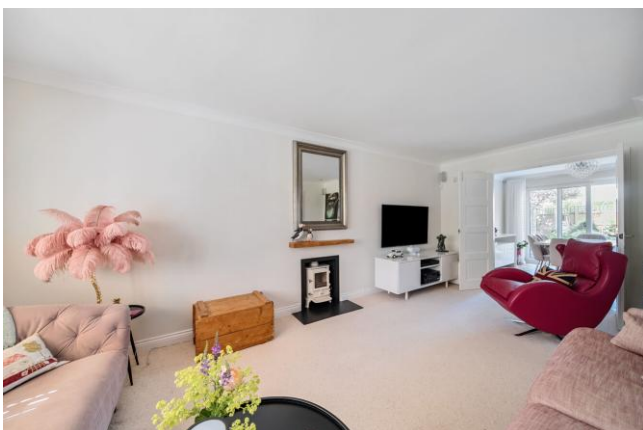
ADDITIONAL INFORMATION

Mains gas central heating. All other mains services are connected.

LOCATION

The house is a short walk from the town centre and its many independent cafés and boutique shops, including Rye Bakery, Projects Frome, Moo and Two, Frome Hardware, Little Walcot and Frome Reclamation Yard. Frome's popularity has surged in recent years; the town is routinely named one of the best places to live in the UK, thanks to its thriving cultural scene, historic architecture, and beautiful surrounding countryside. The Frome Independent, a monthly market showcasing local artisans and food producers, has helped put Frome on the map, attracting over 80,000 visitors annually.

Transport links are also very good. A mainline railway service runs direct services from Frome to London Paddington, with a journey time of around 86 minutes. Access to the national motorway network is via the A303 (M3) and Bristol Airport is less than 30 miles away.





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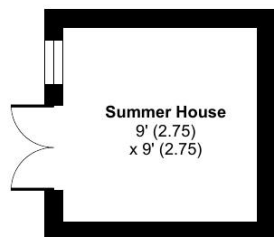
Approximate Area = 1404 sq ft / 130.4 sq m

Garage = 150 sq ft / 13.9 sq m

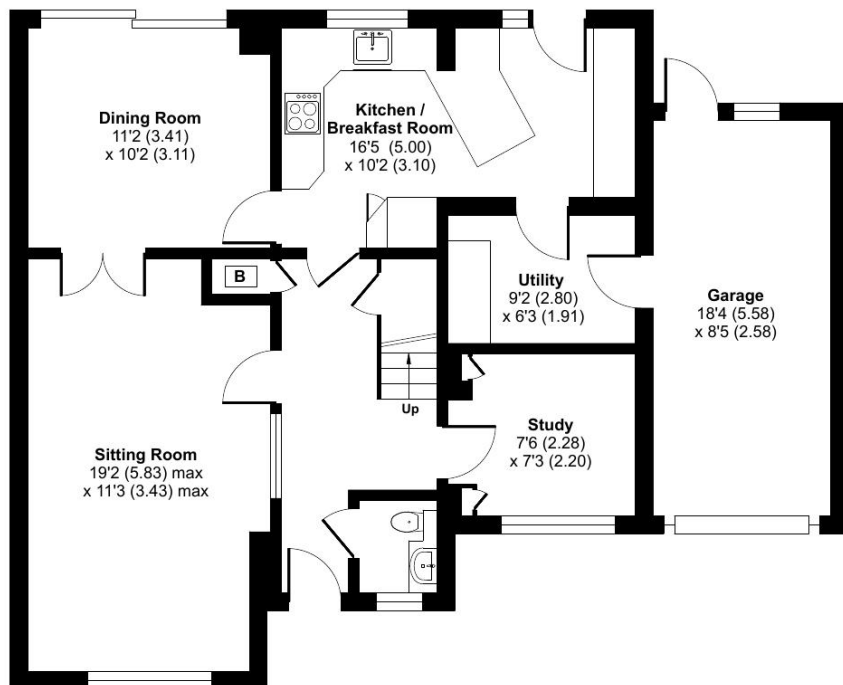
Outbuilding = 81 sq ft / 7.5 sq m

Total = 1635 sq ft / 151.8 sq m

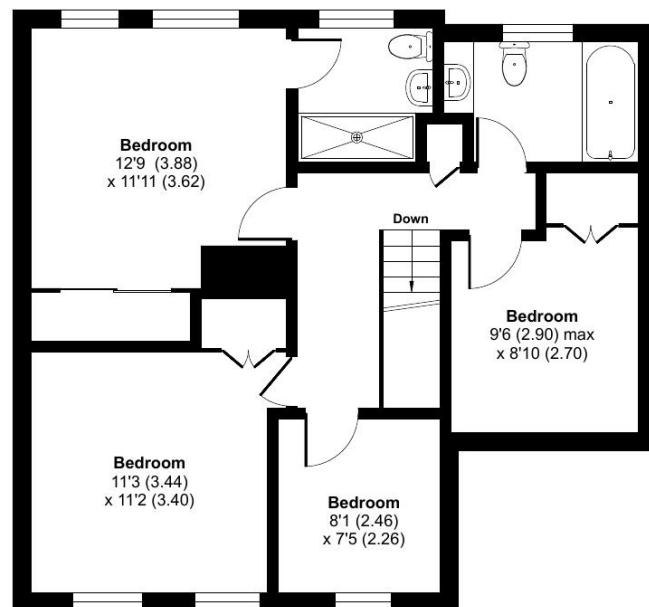
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OUTBUILDING



GROUND FLOOR



FIRST FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2025. Produced for Cooper and Tanner. REF: 1314216



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