

# Southfield

Cheddar, BS27 3HT

COOPER  
AND  
TANNER



## £575,000 Freehold

Set in the heart of the village is this well positioned five bedroom detached family home. Boasting ample living space, four double bedrooms, two en-suites, garage, an enclosed garden and driveway parking this is a great family home.

# Southfield Cheddar BS27 3HT

 5  3  3 EPC C

## £575,000 Freehold

### DESCRIPTION

Set in the heart of the village is this well positioned five bedroom detached family home. Boasting ample living space, four double bedrooms, two en-suites, garage, an enclosed garden and driveway parking this is a great family home.

Entering the property through the front door you are welcomed into a spacious hallway that provides access to the first floor and into the living room and kitchen. The living room is a light and airy front aspect room with a feature fireplace and access into the dining room. The dining room is a good sized rear aspect room which links into the kitchen and into the conservatory which enjoys panoramic views of the garden with access opening to the garden at the rear. The kitchen is fitted with a selection of wall and base units, a breakfast bar and integral appliances. There is access from the kitchen into a rear hall that leads into a ground floor cloakroom which is fitted with a basin and WC. There is a rear aspect utility where there is further wall and base units and space for appliances and access into the garden. The ground floor is completed with an integral garage which links back into the house and benefits from lighting, power and an up and over door at the front.

The first floor houses the five bedrooms and the bathroom facilities. There are three front aspect bedroom with two large doubles and a further bedroom. The larger front facing bedroom benefits from its own en suite shower room with a WC and basin. There are two further double bedrooms which enjoy garden views with the larger benefiting from its own en suite shower room. The first floor is completed with a family bathroom, equipped with a paneled bath with overhead shower, WC and basin.

### OUTSIDE

The property is approached over a driveway laid with brick paviors. The front garden is laid to lawn with pathways either side of the

property leading to the rear garden. The rear garden is fully enclosed and is mostly laid to lawn with a patio area.

### LOCATION

Situated at the foot of the Mendip Hills, Cheddar is an ideal base from which to enjoy wonderful country walks. Road links are excellent, with easy access to the A38. Bristol is only 30 minutes away and the M5 motorway approximately 20 minutes. Bristol International Airport is 25 minutes away. Please note, the village is not under the flight path therefore aircraft noise is not a consideration for residents. Local attractions include Cheddar Gorge and caves, Wookey Hole Caves, Glastonbury Tor and the seaside at Weston Super Mare.

### TENURE

Freehold

### COUNCIL TAX

Band F

### VIEWINGS

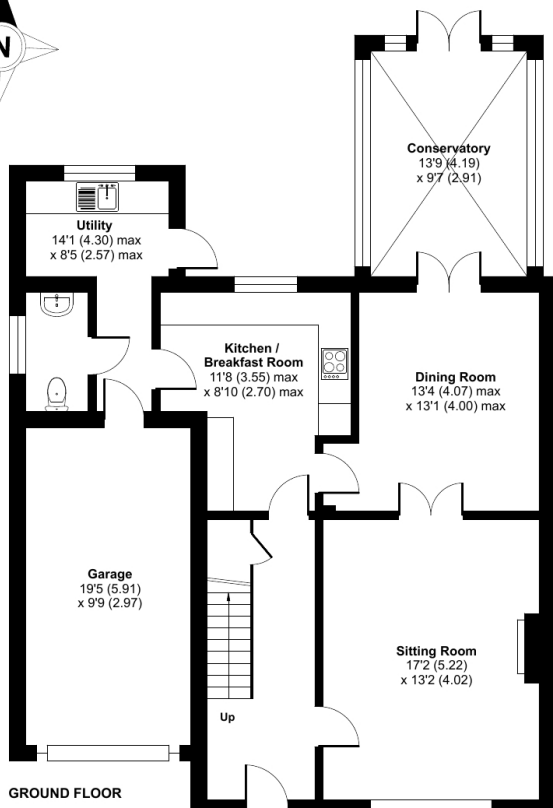
Strictly by appointment only. Please call Cooper and Tanner

### DIRECTIONS

From our offices in Union Street, Cheddar, turn right at the Market Cross into Bath Street which then becomes Station Road. At the War Memorial turn right into The Hayes, and continue past Cheddar First School on the left and the Fire Station on the right. Take the next turning left into Southfield where the property can be found on the right hand side.







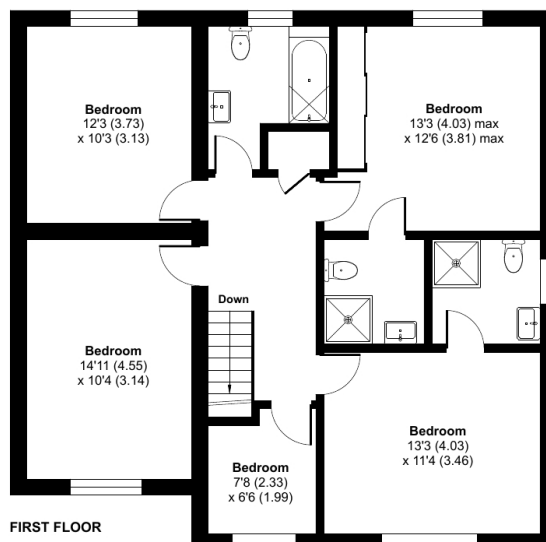
## Copper Beech, Southfield, Cheddar, BS27

Approximate Area = 1841 sq ft / 171 sq m

Garage = 195 sq ft / 18.1 sq m

Total = 2036 sq ft / 189.1 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 2026. Produced for Cooper and Tanner. REF: 1394655

### CHEDDAR OFFICE

Telephone 01934 740055

Unit 2, Union Street, Cheddar, Somerset BS27 3NA

[cheddar@cooperandtanner.co.uk](mailto:cheddar@cooperandtanner.co.uk)

**COOPER  
AND  
TANNER**

Important Notice: These particulars are set out as a general outline only for the guidance of intended purchasers and do not constitute, nor constitute part of, an offer or contract. All descriptions, dimensions, reference to condition and necessary permissions for use and occupation, warranties and other details are given without responsibility and any intending purchasers should not rely on the measurements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them.

