

# Cautletts Close

Midsomer Norton, Radstock, BA3 2PU

COOPER  
AND  
TANNER



## £550,000 Freehold

A truly superb four bedroom detached family home which has been meticulously modernised and updated by the present owners to provide a light and airy family home on a good size corner plot with mature gardens, garage and ample driveway parking. Internal viewing comes highly recommended.

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### DESCRIPTION

Located within this sought after residential development that is close to schooling, open countryside and a level walk into the town centre, is this meticulously refurbished and modernised detached family home. The property offers spacious, light and airy accommodation arranged over two floors and occupies a good sized corner plot of mature gardens, garaging and ample driveway parking for several vehicles. In brief the accommodation comprises an entrance hall with refitted oak staircase rising to the first floor landing, refitted cloakroom, sitting room with bespoke media wall and bay window to the front, an open plan kitchen/dining room with a range of fitted wall and base units with integrated appliances including wi-fi controlled ovens and quartz worktops,, breakfast bar and French doors leading out on to the mature gardens. From the kitchen/dining room an opening leads through to the bar area with fitted units and bespoke shelving and then into the utility room which has a range of fitted units with oak worktops over and space for appliances and a door to the garden. Access from the bar area leads into the garage. To the first floor there is a good size landing area with access to a fully boarded loft space with lighting, main bedroom with built in wardrobes and an en-suite shower room, three further bedrooms, all having built in wardrobes and the family bathroom. All bathrooms have underfloor heating and have been refitted by the present owners.

Internal viewing comes highly recommended to fully appreciate what this property has to offer and in my opinion one of the best properties that I have seen in a long time.

### OUTSIDE

To the front of the property there is a tramacadam driveway providing parking for several vehicles and in turn leads to the garage. There is side access leading to the gardens at the rear. The rear gardens are westerly facing and enjoy a sunny aspect with lawned areas, paved seating areas, mature flowerbeds and borders, all being encompassed by hedging, fencing and walling.

### LOCATION

Midsomer Norton is a town situated within the attractive rural area between Bath and the Mendip Hills. It has been a traditional market town for centuries. The town is characterised by the River Somer which runs the length of the High Street. Midsomer Norton provides shopping and service industries for the surrounding areas. The town has four primary schools and two large secondary schools, and is also home to a leisure centre, and several sports clubs.

### COUNCIL TAX BAND

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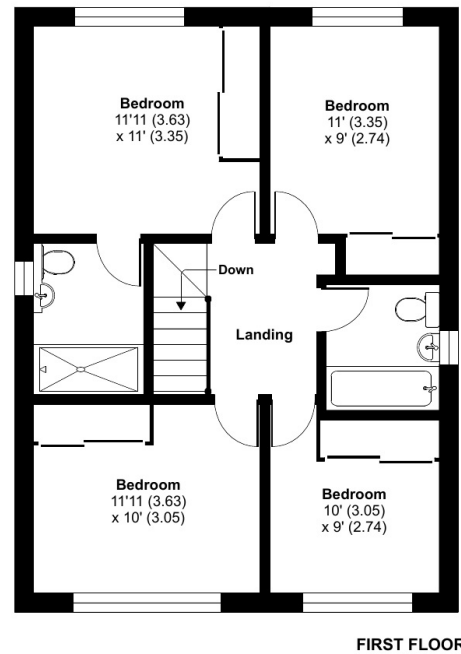
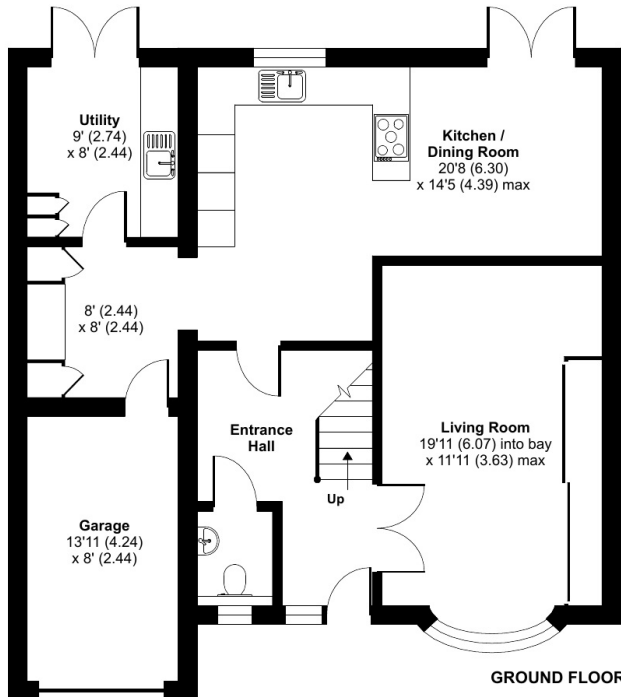
## Cautletts Close, BA3

Approximate Area = 1404 sq ft / 130.4 sq m

Garage = 112 sq ft / 10.4 sq m

Total = 1516 sq ft / 140.8 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: 1088763

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