

# 15 Keyford,

Frome, BA11 1JN



£285,000 Freehold

Requiring full restoration, this period family size house enjoys good size gardens and is conveniently position just a five minute walk of the Town Centre.

# 15 Keyford, Frome, BA11 1JN

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**£285,000 Freehold**

## DESCRIPTION

15 Keyford represents an exciting opportunity to purchase a period home within this popular and history filled part of Frome, now requiring total restoration allowing for those to put their own stamp on the home.

The accommodation includes a spacious sitting room to the front of the house with a large window filling the area with natural light. There is built in storage and room for furnishings.

In the centre of the house is the dining room which is also a good size and enjoys an outlook over the rear gardens. From the dining room a door opens into the kitchen which includes a range of wall and base units and room for appliances.

To the rear is a downstairs shower room.

On the first floor there is a large double bedroom to the front, a good size double to the rear and a family bathroom.

There is a further double bedroom on the second floor.

## OUTSIDE

To the front of the house is a driveway providing off road parking for one vehicle. The gardens lie to the rear and are a great size and predominantly laid to lawn and fully enclosed.

## ADDITIONAL INFORMATION

Gas fired central heating. Mains electric, water and sewerage.

## 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.

## AGENT'S NOTE

We are instructed to sell this property on behalf of a solicitor who has no knowledge of this property and therefore we have been unable to get a full property information form completed on this occasion.





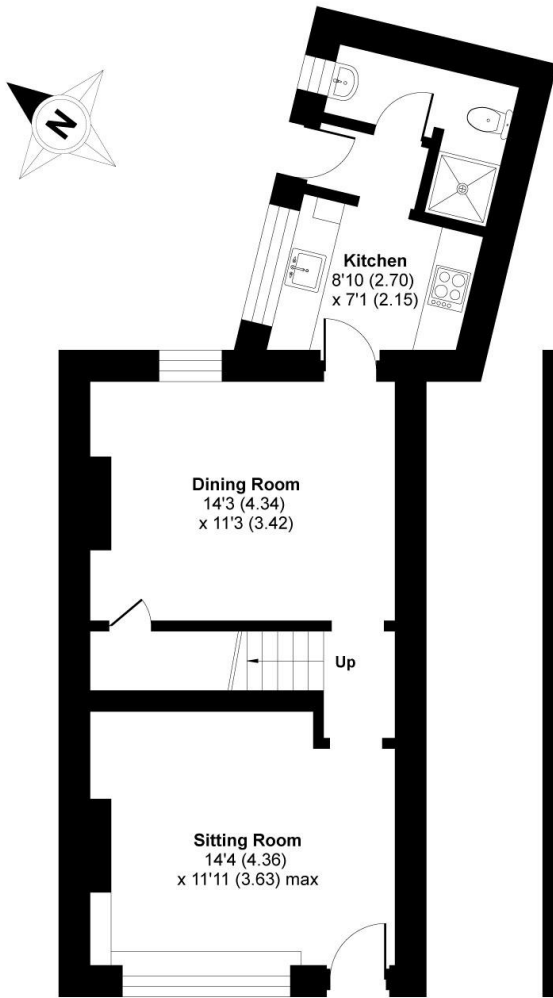
# Keyford, Frome, BA11

Approximate Area = 1068 sq ft / 99.2 sq m (exclude void)

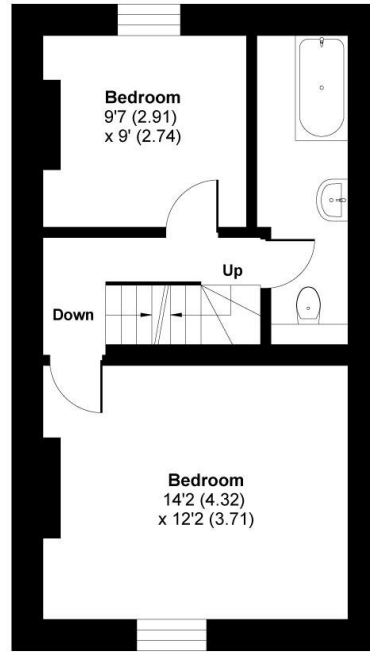
Limited Use Area(s) = 71 sq ft / 6.5 sq m

Total = 1139 sq ft / 105.7 sq m

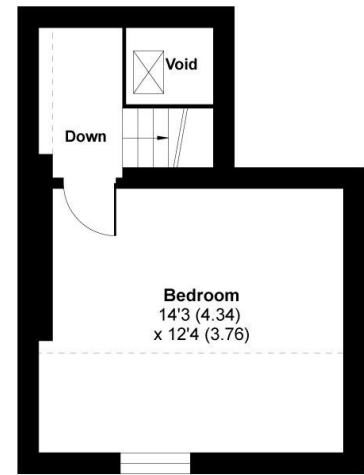
For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

Denotes restricted head height

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © n'checon 2026. Produced for Cooper and Tanner. REF: 1409488



## FROME OFFICE

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**COOPER  
AND  
TANNER**

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