

Glebe Way

Cheddar, BS27 3XU

COOPER
AND
TANNER



£399,950 Freehold

An inviting three bedroom detached home on Draycott Parkin the heart of Cheddar. This stylish detached house is nestled in a desirable position and combines modern comfort with practical living.

Glebe Way Cheddar BS27 3XU

 3  2  2 EPC TBC

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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.

The village itself has a wide range of shops to cater for everyday needs, bank, and a Post Office as well as doctor and dentist surgeries. There is a three-tier school system where children up to the age of nine attend the First School, then move on to Fairlands Middle School and finally on to The Kings of Wessex Academy and all these schools are within the village. The Kings Fitness and Leisure Centre adjoining the Kings of Wessex Academy offers an extensive range of activities for all the family and has an indoor heated swimming pool. There are also a number of village sports clubs and societies to cater for everyone.

SERVICES

All mains services

EPC

C

COUNCIL TAX BAND

D

LOCAL AUTHORITY

Somerset County Council

VIEWINGS

Directly by appointment only- Please call Cooper and Tanner

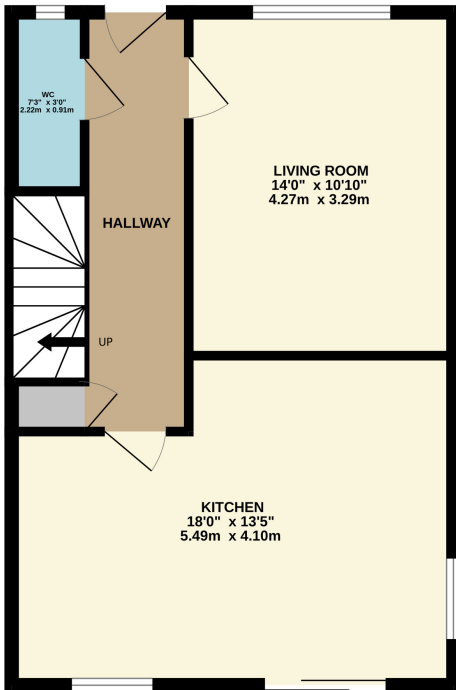
DIRECTIONS

From our office in Union Street, Cheddar, proceed to the Market Cross turning left onto the Wells Road and head towards Draycott. Continue past the football ground bearing right into Labourham Way and right again onto the development. At the T junction turn right. Bear left at the first bend, then right into Glebe Way with the property found on the left hand side.

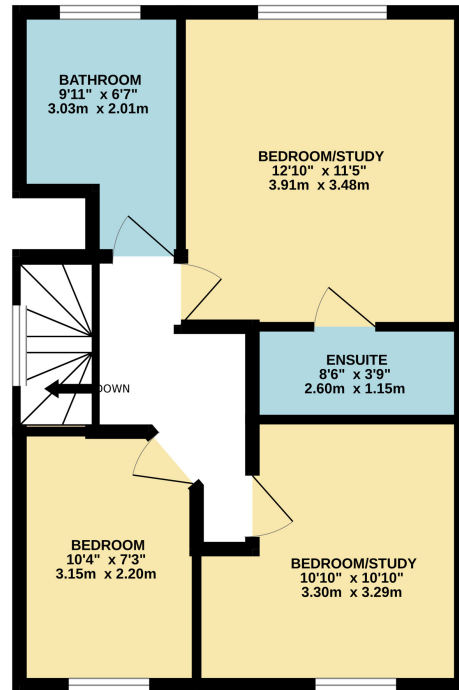




GROUND FLOOR
495 sq.ft. (46.0 sq.m.) approx.



1ST FLOOR
435 sq.ft. (40.4 sq.m.) approx.



TOTAL FLOOR AREA : 930 sq.ft. (86.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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CHEDDAR OFFICE

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