

Godney Road

Godney, BA5 1RX

COOPER
AND
TANNER



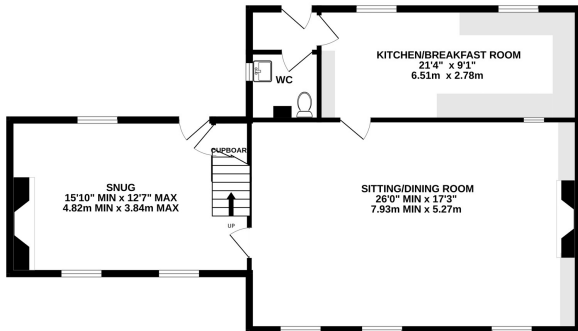
£525,000 Freehold

🛏 3 🛋 2 🚿 1 EPC E

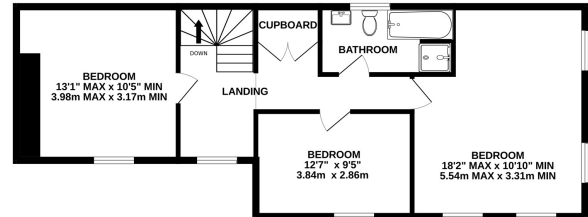
Description

Situated by the River Sheppey with countryside views, this detached, character cottage benefits from spacious accommodation with private gardens, off road parking, and is brought to market with no onward chain. The ground floor accommodation is comprised of an entrance lobby, cloakroom WC, kitchen/breakfast room, spacious and versatile sitting/dining room, and a snug. Stairs lead to three double bedrooms, storage, and a family bathroom on the first floor. The South facing garden, which enjoys views to Glastonbury Tor, is mainly laid to lawn, with a large patio and a number of mature shrubs. A wall separates the garden from the extensive parking area and a charming World War Two Pillbox.

GROUND FLOOR



1ST FLOOR



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.
Made with Metropix ©2023



Features

- NO ONWARD CHAIN
- Detached CHARACTER COTTAGE
- Riverside location with World War Two Pillbox
- Views to Glastonbury Tor and surrounding countryside
- Spacious and versatile accommodation
- Three DOUBLE BEDROOMS
- Cloakroom WC
- Private, SOUTH FACING garden
- Ample off road PARKING
- Freehold - Council Tax Band E

Local Information

- Council Tax Band E
- Tenure Freehold
- EPC Rating E

GLASTONBURY OFFICE

Telephone 01458 831077

41, High Street, Glastonbury, Somerset BA6 9DS

glastonbury@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 m as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them.

