

# Church Street Mews

Warminster, BA12 8FE

COOPER  
AND  
TANNER



## £295,000 Freehold

This charming three bedroom cottage is beautifully presented and was previously converted . It is set in the heart of the town but tucked away in a small exclusive development with a private secure gated entrance. It offers open plan living accommodation with a vaulted ceiling and wooden beams. The location is perfect for walking into town and easy access to the train station.

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### DESCRIPTION

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### OUTSIDE

The property is accessed through wrought iron gates that you drive through and there is also a pedestrian gate. There is an intercom system to open the gates. At the front there is an attractive area for seating and pots which is enclosed by wrought iron fencing and an entrance leading to the front door. There is one parking space in front of the property and also a visitor's space.

### COUNCIL TAX

Band 'C'

### LOCATION

The town of Warminster offers a wide range of shopping and leisure facilities to include library, sports centre, swimming pool, schools, churches, doctors' and dentists' surgeries, hospital and post office. Warminster also benefits from a main line railway station to London Waterloo whilst the nearby A303 provides excellent road links to London to the east and Exeter to the west. Local attractions include Longleat House and Safari Park, Shearwater Lake, Stourhead and Salisbury Plain.

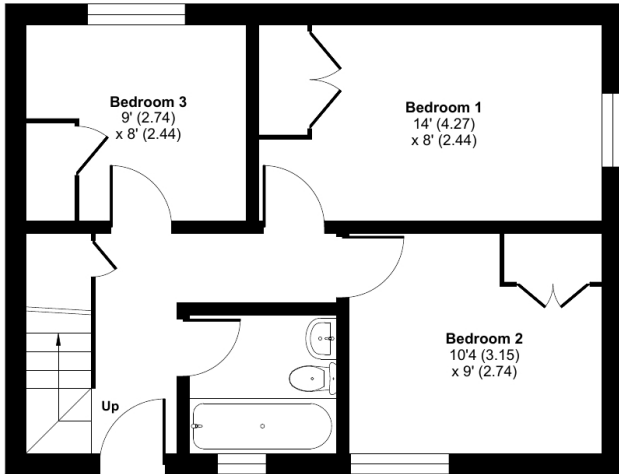




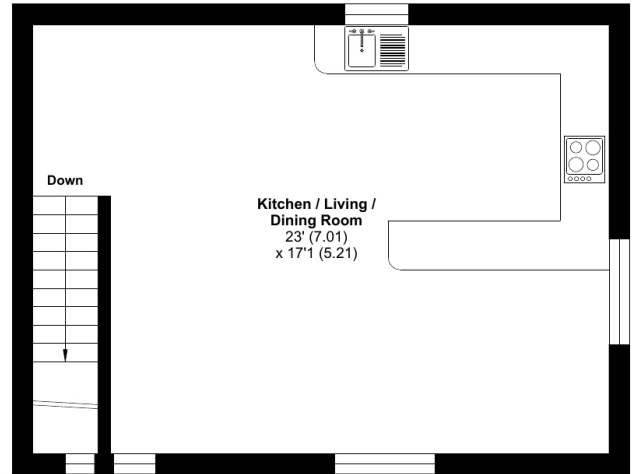
# Church Street Mews, Warminster, BA12

Approximate Area = 822 sq ft / 76.3 sq m

For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2023. Produced for Cooper and Tanner. REF: 1064001

## WARMINSTER OFFICE

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TANNER**

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