

Trevone,

West Woodlands, BA11 5EN

COOPER
AND
TANNER



£275,000 Freehold

 2  2  1 EPC F

Description

Situated just off of the B3092, is this one-of-a-kind two bedroom detached converted Methodist chapel on the outskirts of Frome, in a rural location and offering prospective purchasers huge potential to renovate and improve, to create a fantastic family home or investment property.

The accommodation comprises an entrance hall which gives access to the first reception room and has stairs that rise to the first floor. From the lounge, there is further access to the downstairs bathroom and a door that leads through into the kitchen. The kitchen currently offers a range of wall and base units, a deep storage cupboard, worktop space and an inset sink. There is space for freestanding appliances and there is a side door that leads outside.

The family bathroom, situated on the ground floor, offers a three-piece suite including bath with shower over, wash hand basin and w.c.

On the first floor, there are two double bedrooms which are both very generous in size, with bedroom two benefiting from eaves storage.

To the right of the property is a large carport and parking area, allowing off road parking for two vehicles. To the rear of the home there is a modest and fully enclosed rear garden which is predominantly laid to lawn and bordered by hedging. This space also offers scope to create a wonderful area to enjoy during the warm summer months.

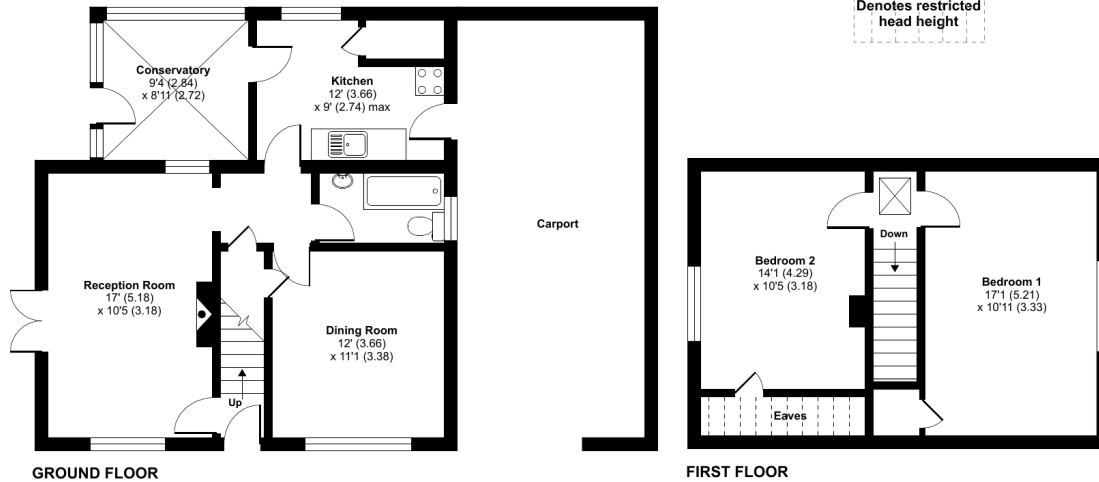
Trevone, West Woodlands, Frome, BA11

Approximate Area = 1049 sq ft / 97.5 sq m

Limited Use Area(s) = 26 sq ft / 2.4 sq m

Total = 1075 sq ft / 100 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). © richcom 2023. Produced for Cooper and Tanner. REF: 963510



Features

- Two bedrooms
- Detached
- Rural location
- Huge potential
- Scope to improve
- Off-road parking

Local Information

- Council Tax Band D
- Tenure Freehold
- EPC Rating F

FROME OFFICE

Telephone 01373 455060

6 The Bridge, Frome, Somerset, BA11 1AR

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

