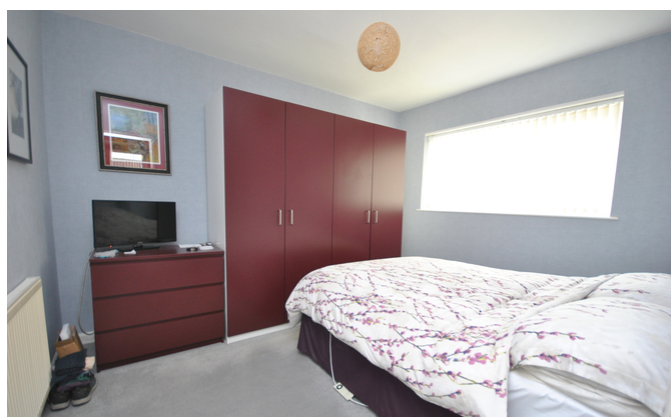


Glovers Field

Shipham, BS25 1ST

COOPER
AND
TANNER



£375,000 Freehold

Set in the heart of Shipham is this fabulous two bedroom bungalow which sits on a generous plot and is offered to the market with no onward chain.

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DESCRIPTION

Set in the heart of Shipham is this fabulous two bedroom bungalow which sits on a generous plot and is offered to the market with no onward chain.

Entering the property from the front you are welcomed into a hallway that provides access into all the rooms. The living room is a large front aspect room with a large front aspect window and a further side window. There is a hatch at the rear creating the ability to pass through from the kitchen. The kitchen is a rear aspect room and benefits from a selection of wall and base units and there is space for white appliances. There is window overlooking the garden and access into a rear porch which overlooks and opens out to the garden. The bathroom is a rear aspect room and is fitted with a panelled bath with overhead shower, basin and WC. There are two bedrooms with one at the rear, overlooking the garden and a large front aspect bedroom which has plenty of space to house a wardrobe.

The property also benefits from a large roof space which, like others in the road has been converted into to take full advantage of far reaching views and to create further bedroom, bathroom or living spaces.

OUTSIDE

Entering the property from the front you are welcomed onto a driveway which provides off street parking, there is access into the rear garden through a side gate, into the house and the garage through an electric roller door. The garage has plenty of space for storage and benefits from power and lighting with a door at the rear opening to the garden. The frontal area is fully enclosed with a lawn and a selection of mature flowers and plants. The rear garden is a good sized space and is also fully enclosed. The garden is filled with colour from a selection of mature flowers and trees and benefits from a pathway. There is currently a wooden shed perfect for storing garden items.

LOCATION

Shipham is a much sought after village, with a thriving community, within The Mendip Hills, which is an area of outstanding natural beauty. It offers all of the advantages of rural living within easy daily commuting distance of Bristol, Weston Super Mare, Wells, Taunton and the M5 motorway. The village has a

family butcher/newsagent/general store with further shopping facilities close by in Winscombe and Cheddar. There is also a garage, public house and hotel with numerous clubs, societies and recreational facilities found in the village hall, and further afield in Cheddar, Winscombe and Churchill. The area is renowned for horse riding, mountain biking and walking. Private sector education is close by at Sidcot School, an independent day and boarding school for children aged 3-18. In the state sector, Shipham has both pre and first school facilities. Middle school education is close by in Cheddar, along with secondary education at Kings of Wessex Academy, which is rated as a GOOD school following an Ofsted inspection in March 2015. Public transport includes a bus service, with an international airport at Bristol and the mainline rail network at Yatton within easy reach.

TENURE

Freehold

SERVICES

All mains services

COUNCIL TAX

Band C

LOCAL AUTHORITY

Somerset County Council

VIEWINGS

Strictly by appointment only - Please call Cooper and Tanner

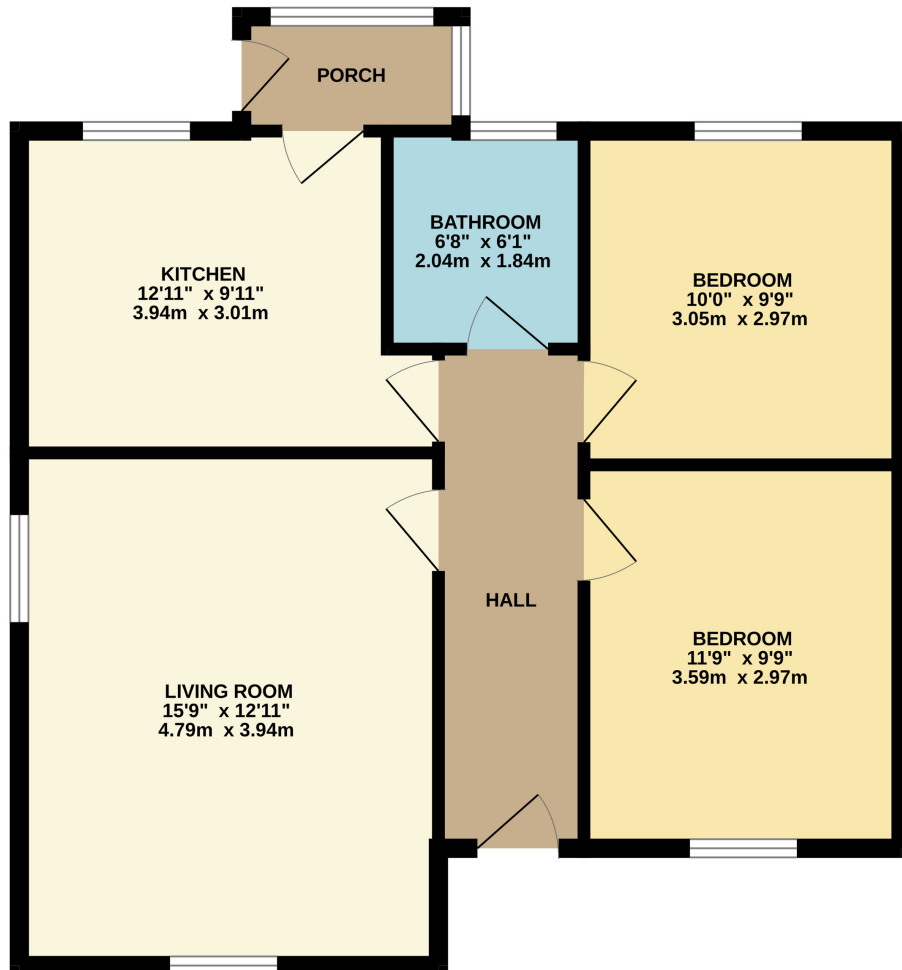
DIRECTIONS

Travelling into Shipham from the Cheddar direction, proceed into The Square, which is opposite Hansfords and The Shipham Inn, and turn right, taking the left-hand fork into Hollow Road. Follow the road into Barn Pool and Glovers Field will be on your right, with the property the first on the right hand side.





GROUND 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.
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AND
TANNER**

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