



Cherith, Mudgley Road, Wedmore BS28 4DF

£1,100,000 Freehold

COOPER
AND
TANNER



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 5  1  3 EPC D £1,100,000 Freehold

Description

Perched on an extraordinary plot with exceptional views from both floors, this fabulously renovated, refurbished and extended five-bedroom home with beautiful open-plan living space, retains its deceptive 'bungalow' appearance from the front, concealing the stunning interior which embraces the breathtaking panoramic views.

The original building has been transformed by its current owners, from a standard bungalow into an extremely desirable home, optimising its enviable, elevated position overlooking the village to the Mendips beyond. During the renovation, the roof was removed to allow for the creation of two spacious bedroom suites with picture windows; the kitchen was extended to create a light and open sociable 'hub'; the boiler, electrics and radiators were replaced; the windows were replaced with aluminium double glazed and quadruple glazed windows and tri-fold doors; and the high quality interior finish included Mandarin Stone Italian porcelain tiles and Neff appliances.

The heart of this beautiful home is the open-plan kitchen/living/dining area, with a large picture window and two sets of trifold, glazed doors opening onto decking, making the most of the enviable location in all seasons. The kitchen is fitted with a range of sleek wall and base units and a stunning central island featuring a Bora hob with internal extractor. Integrated Neff appliances include a fridge, freezer, wine fridge, dishwasher,

and two 'hide and slide' ovens. Further space for storage and appliances is in the adjacent utility lobby where there is also a WC and access to the back garden. The more intimate sitting room has been fitted with a new gas fire as a cosy focal point. Three of the five bedrooms are on the ground floor. They are all spacious double rooms, two of which benefit from built-in storage. They share a contemporary family bathroom fitted with a shower, bath, wash-hand basin and WC. On the first floor, there are two impressive bedroom suites which almost span the length of the house. Large picture windows frame the astonishing views and flood the rooms with natural light. Each room has its own smart ensuite shower room and access to plenty of eave's storage, which is boarded throughout and has lighting. The larger bedroom also benefits from a walk-in wardrobe.

The property is centrally placed on its plot, with driveway access across the front to the double garage at the east side where there is also paved terracing. Gardens stretch across the rear and to the west side of the property. Thoughtfully positioned decking extends the living space out into the gardens on two sides providing plenty of alfresco entertaining and relaxing space set against the glorious scenic backdrop. The garden is mainly laid to lawn bordered by mature beds, shrubs and hedging. A gate from the garden gives direct access to the footpath into the village. Vehicular access is via the owned, private driveway over which one neighbouring house also has access.









Location

Wedmore is a thriving village set on a high ridge above the Somerset Levels with a rich history and architectural heritage. Established in Saxon times, the modern-day Wedmore is an exciting social and commercial rural centre with a wide range of retail and leisure facilities including a selection of boutique shops. Day to day amenities include a newsagents/general store, chemist, a butcher shop, delicatessen, post office, fishmongers, grocers, a range of eateries, and 3 public houses.

A lively and friendly community, Wedmore hosts over 70 organisations with a diversity of cultural and sporting activities including opera, theatre, parkland golf course, floodlit all weather tennis courts, indoor and outdoor bowling greens and both cricket and football pitches.

For schooling, Wedmore is a popular choice for families relocating for private or state education. Millfield, Sidcot and Wells Cathedral Schools are all served by private buses from the village. Wedmore lies within the catchment for the Wessex Learning Trust, the three-tier State system which includes Wedmore First School, Hugh Sexey Middle School and Kings of Wessex Academy and Sixth Form

There is a community run bus service to the larger nearby towns. Wedmore is approximately a 30-minute drive to Bristol International Airport, and the Cathedral Cities of Wells, Bristol and Bath of commutable distance.



Local Information Wedmore

Local Council: Somerset

Council Tax Band: E

Heating: Gas central

Services: Mains services

Tenure: Freehold



Motorway Links

- M5



Train Links

- Highbridge and Burnham
- Weston-super-Mare
- Bridgwater



Nearest Schools

- Wedmore First School
- Hugh Sexey Middle School
- Kings of Wessex Academy



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.

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