

Cliff Street

Cheddar, BS27 3PN

COOPER
AND
TANNER



£550,000 Freehold

Stranding elegantly and filled with features, is this well proportioned three bedroom property. Set in the heart of the village and boasting three bedrooms, ample living space, garden, garage and a large driveway.

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 3  2  3 EPC TBC

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DESCRIPTION

Stranding elegantly and filled with features, is this well proportioned three bedroom property. Set in the heart of the village and boasting three bedrooms, ample living space, garden, garage and a large driveway.

Entering the property from the front you are welcomed into a hallway that provides access into the kitchen and the utility room. The kitchen is a large front aspect room and is fitted with a selection of wall and base units and has plenty of space for a table and appliances. The utility room is a front aspect room with plenty of storage space and further space for white appliances. There is also access into a downstairs cloakroom which is fitted with a WC and basin and houses the boiler which warms the home. The living room is a large dual aspect room and enjoys front aspect views and views of the garden with access out through a rear door. The living room has stairs leading to the first floor, parquet flooring, a gas fire and features helping the home to remember its past.

The first floor houses the three bedrooms and the bathroom facilities. The principle bedroom is a large front aspect room. There is the benefit of a large storage cupboard and a dressing area which leads directly into the en suite bathroom. This bathroom is fitted with a basin, WC and walk in shower. There is a further side aspect double which enjoys garden views and a dual aspect bedroom at the front of the house which also enjoys garden views. The first floor is completed with a family bathroom which is fitted with a panelled bath with overhead shower, basin and WC.

OUTSIDE

Accessing from the road you are welcomed onto a gravelled driveway where there is parking for multiple vehicles. There is access from the driveway into the house, into the garage through a side door and an electric door with the benefit of a side area perfect for storage. The garden can be accessed through a side gate from the front and from the living room. The garden is filled with an array of colour from a selection of mature flowers and plants. The garden is mostly laid to lawn with patio and shingled areas.

LOCATION

Situated at the foot of the Mendip Hills, Cheddar is an ideal base from which to enjoy wonderful country walks. Road links are excellent, with easy access to the A38. Bristol is only 30 minutes away and the M5 motorway approximately 20 minutes. Public transport is well represented with a bus service passing through the village linking Cheddar with Axbridge, Weston Super Mare and Wells. Bristol International Airport is 25 minutes away. Please note, the village is not under the flight path therefore aircraft noise is not a consideration for residents. Local attractions include Cheddar Gorge, Wookey Hole Caves, Glastonbury Tor and the seaside at Weston Super Mare.

TENURE

Freehold

SERVICES

All mains services

COUNCIL TAX BAND

Band C

LOCAL AUTHORITY

Somerset County Council

VIEWINGS

Strictly by appointment only - Please call Cooper and Tanner

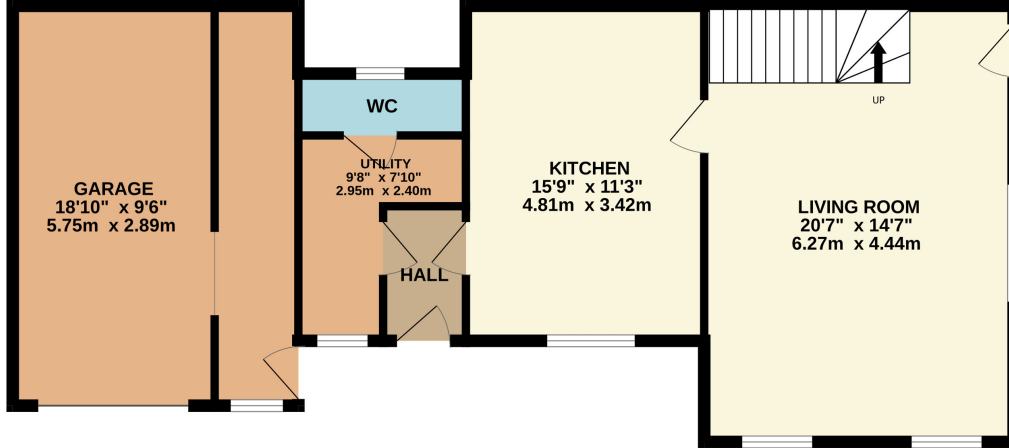
DIRECTIONS

From our office, turn left and proceed along Union Street and then follow the road around the corner where it becomes Cliff Street. The property is a little way along on the right hand side.

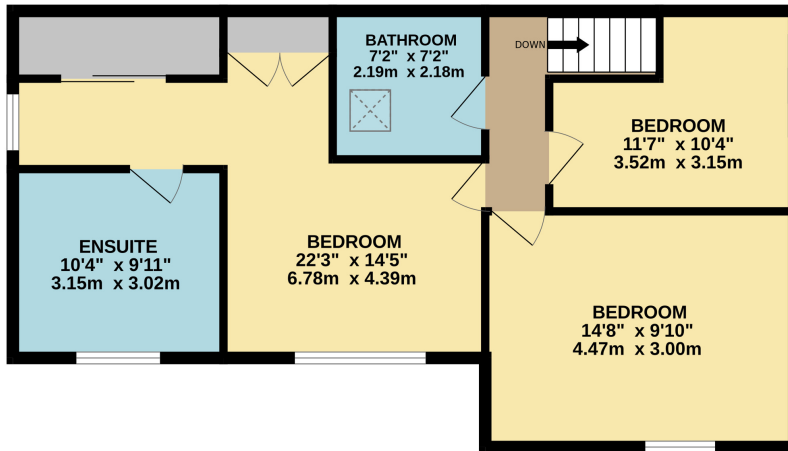




GROUND FLOOR



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.
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CHEDDAR OFFICE

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