

# Great Field Lane

Stoke-Sub-Hamdon, TA14 6PH

COOPER  
AND  
TANNER



## £190,000 Freehold

A one-bedroom freehold mid-terrace house situated in the sought after village of Stoke Sub Hamdon with allocated parking for two.

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## Stoke-Sub-Hamdon

### TA14 6PH

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### DESCRIPTION

A one-bedroom freehold mid-terrace house situated in the sought after village of Stoke Sub Hamdon, offering a pleasant blend of modern amenities and village charm. The property is part of a distinctive building structure that gives it a unique character, setting it apart from more conventional homes in the area.

The house is designed to provide practical living space, starting with a welcoming front garden and path that offers a touch of greenery and an outdoor area for personal enjoyment. Inside, the layout is simple and efficient, featuring a well-sized bedroom, a comfortable living room, and a functional kitchen that comes equipped with essential fittings. The bathroom is conveniently positioned to serve the main living areas, creating a cohesive flow throughout the property.

One of the key features of the home is the two allocated parking spaces, offering secure off-road parking - a valuable asset in this village location. The house is well suited for individuals or couples seeking a manageable and affordable property, with its compact design allowing for easy maintenance and upkeep.

With its freehold status, this property offers long-term ownership benefits, making it an ideal option for first-time buyers who want to step onto the property ladder. It also

presents an attractive opportunity for buy-to-let investors, given its appealing location in Stoke Sub Hamdon and the demand for rental properties in the area.

Overall, this house combines a unique architectural style with practical features, offering comfortable village living with the convenience of local amenities and good transport links nearby. It's a prime investment opportunity, whether for personal residence or as part of a rental portfolio.

### AGENTS NOTES

There is a £350 per Annum service charge made payable to First Port Garden Maintenance for the care and upkeep of exterior vegetation that does not come under private ownership

### TENURE

Freehold

### COUNCIL TAX BAND

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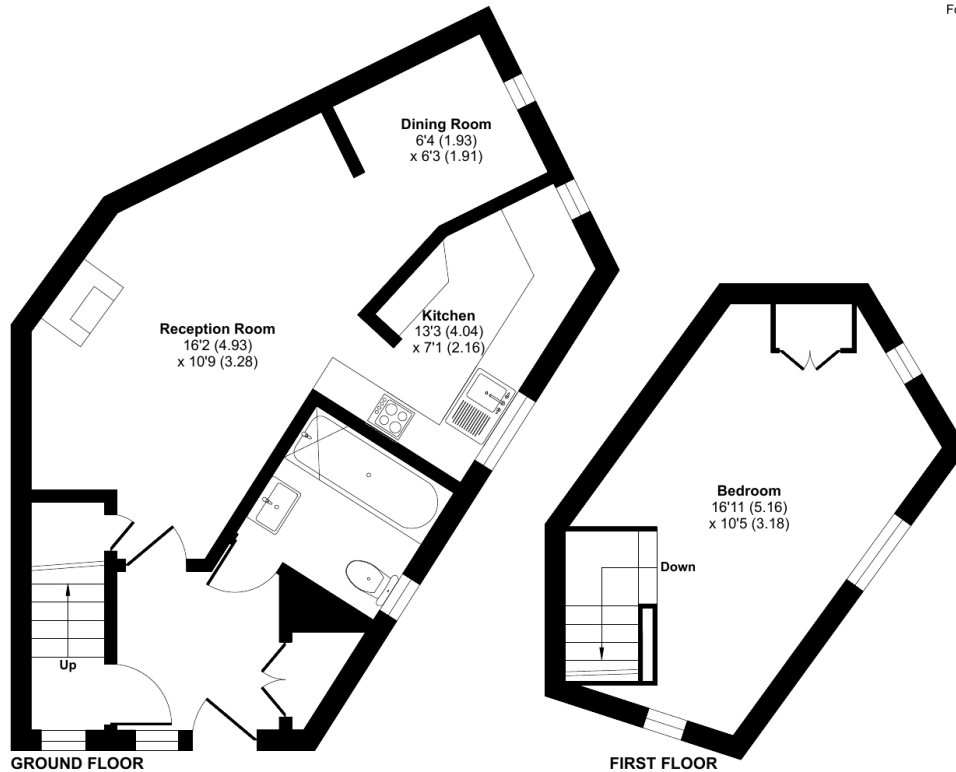




# Great Field Lane, Stoke-Sub-Hamdon, TA14

Approximate Area = 608 sq ft / 56.4 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). © nitchecom 2024. Produced for Cooper and Tanner. REF: 1191903

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