



£535,000

At a glance...



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**holland
& odam**

8 Bell Close
Westbury-Sub-Mendip
Wells
Somerset
BA5 1ET

TO VIEW

55 High Street, Wells,
Somerset BA5 2AE

01749 671020

wells@hollandandodam.co.uk



Directions

From Wells take the A371 towards Cheddar into the village of Westbury-Sub-Mendip. Turn left into Station Road as the road bears to the right. Take the next turning on the left into Bell Close. The property can be found on the right hand side.

Services

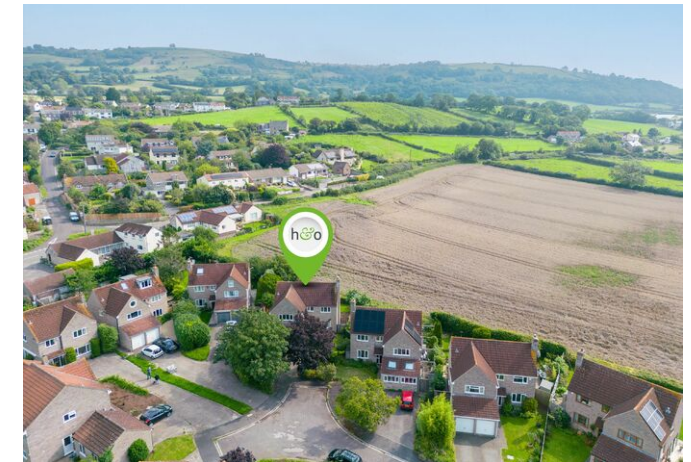
Mains electricity, gas, water and drainage are connected. Gas central heating system.

Local Authority

Somerset Council
0300 1232224
somerset.gov.uk

Tenure

Freehold



Location

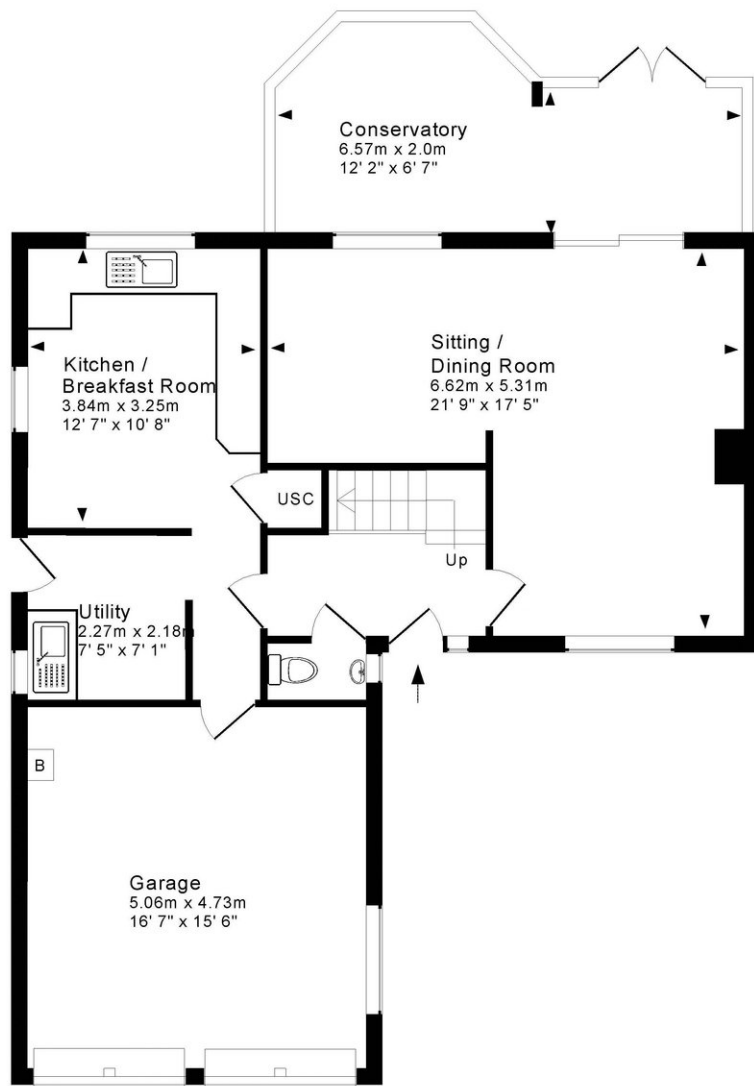
Westbury-Sub-Mendip is set on the southern slopes of the Mendips between the Cathedral City of Wells and the bustling village of Cheddar. Within easy driving distance of Bristol (c.20 miles to the north). The village adjoins countryside which is classed as an area of outstanding natural beauty. A good range of both state and private schools are within easy reach of the village which itself has a primary school, shop and public house.

Insight

Set in a quiet cul-de-sac location in the popular village of Westbury-sub-Mendip is this detached four double bedroom property offered for sale with no onward chain. It's extremely spacious and light and has the addition of a large conservatory along with a handy utility room. Backing onto open fields with lovely views towards the Mendip Hills.

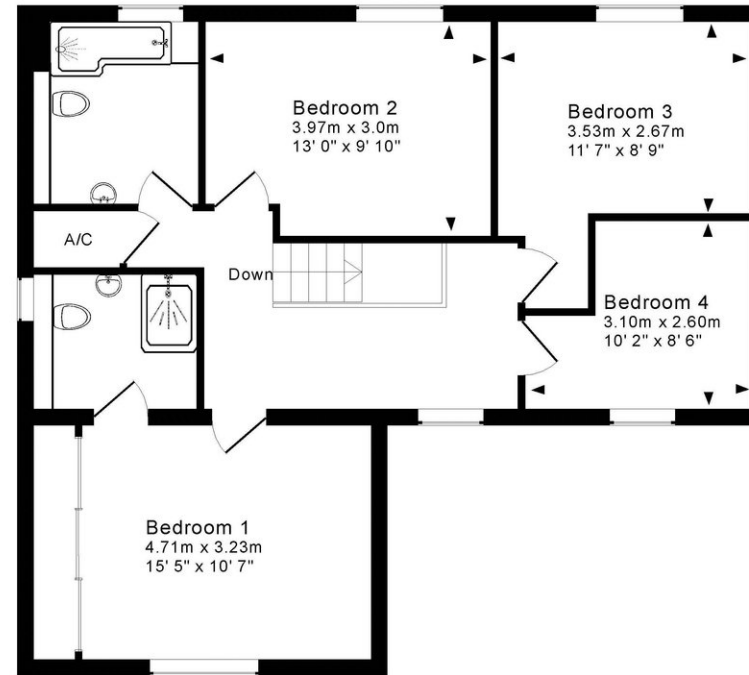
- No onward chain
- Desirable village location with local amenities including a village pub, local school, post office, village hall and community shop
- Detached home having four double bedrooms with the principle being en-suite and having fitted wardrobes
- Large L-Shaped sitting / dining room with working fireplace and a good size kitchen with a gas fired Aga in situ
- Integral double garage with scope to convert STPP
- Driveway parking for three cars
- New carpets throughout
- Established gardens front and back with a mix of mature trees, lawn and flower beds. Rear garden approx 11m x 15.8m, front approx 6.4m x 12.4m
- Side gate giving access to rear garden





Ground Floor

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 Drawing Number : 147-0713



First Floor

DISCLAIMER

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title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.

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