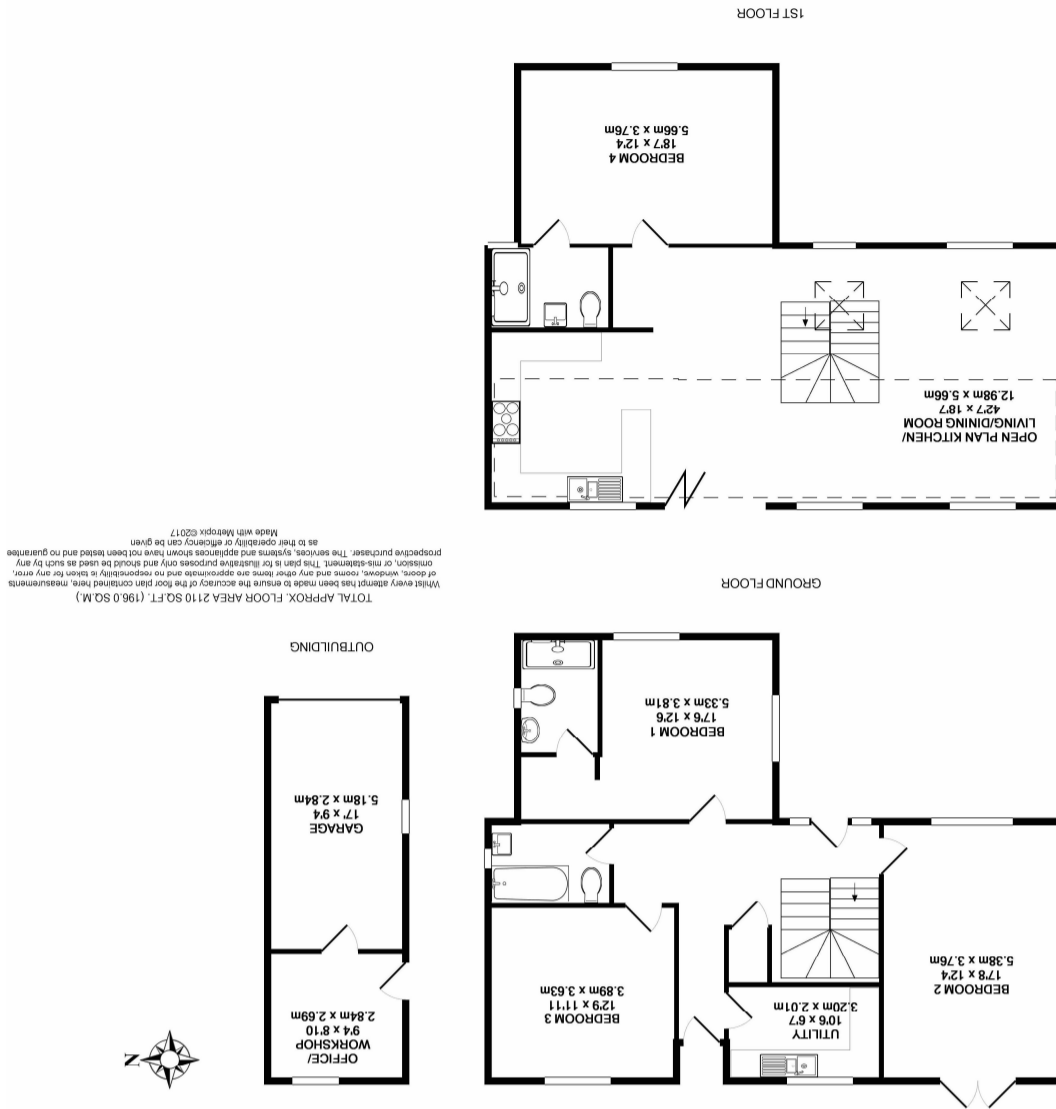




COOPER & TANNER
To Contact
From Office

Telephone: 01373 455060
Address: 6 The Bridge, Frome, Somerset BA11 1AR
E-mail: frome@cooperandtanner.co.uk

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 or representations, 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.



West View, Marston Lane, Frome, Somerset BA11 4DG

For sale by Informal Tender: Sealed bids by 12 noon 25/10/2017

COOPER & TANNER
THE ART OF AGENCY

Description

An impressive four bedroom detached house offering spacious accommodation that has been finished to a high standard. The property is located in this popular area of the town with stunning countryside views and a large garden.

The ground floor accommodation comprises; a spacious entrance hall with under stairs storage leading to the utility room that is fitted with an array of wall and base units. There are three double bedrooms located on the ground floor, one of which has an en-suite shower room and the second bedroom offers doors leading to the garden. In addition there is a family bathroom that is fitted with a contemporary suite.

The first floor is a large open plan space that incorporates the kitchen, sitting and dining room into one area that is ideal for entertaining. There are two Velux windows that flood the room with natural light as well as bi-fold doors with a Juliet balcony and incredible far reaching views. The kitchen has been fitted with stylish units, Granite work tops and a Range cooker. There is also a double bedroom with a Jack and Jill bathroom.

Outside

The property benefits from a large fully enclosed garden, it lies to the rear of the property and has been laid to lawn. There is driveway parking for a few vehicles to the front of the property and a garage with a separate space that would be suitable as a workshop.

Location

Frome is a historic market town with many notable buildings and features the highest number of listed buildings in Somerset. Frome offers a range of shopping facilities and is known for its small independent shops, artisan street markets, festival and cultural venues, a sports centre, several cafés, a choice of pubs, local junior, the Steiner Academy, middle and senior schools, theatres and a cinema. Bath and Bristol are within commuting distance and the local railway station provides services to London Paddington, Bristol, Bath and Weymouth. Additional connecting services are available via Westbury.

Services

Drainage, water, gas and electricity are all connected.

Heating

Gas fired central heating.

Tenure

Freehold.

Council Tax Band

Band D.

EPC Rating

Rating - tbc.

Directions

Proceed out of the centre via Bath Street then continue ahead at the mini roundabout onto Wesley Slope and then onto Butts Hill. After a short distance turn right onto Somerset Road, then take the left turning onto Weymouth Road and left again onto Green Lane. This will lead to Marston Lane where the property can be found shortly after on the right hand side.

Viewing

Strictly through Cooper & Tanner on 01373 455060.

BHE 0706/2017

