



Bridge House

Ilchester Road, Charlton Mackrell, TA11 6AB

GeorgeJames PROPERTIES
EST. 2014

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Ilchester Road, Charlton Mackrell, TA11 6AB

Guide Price - £625,000

Tenure – Freehold

Local Authority –Somerset Council

Summary

Bridge House is a hugely exciting project opportunity. The main property is a large recently re-painted detached stone-built house, with two reception rooms, entrance hall, large kitchen with side extension downstairs, and five bedrooms with two bathrooms upstairs. There is an additional one bedroom detached annexe tucked away at the end of its own driveway, with open-plan living/kitchen space, inner hall, shower room and secluded garden space. This would be a wonderful holiday cottage or somewhere for family and friends to stay. The total plot size approaches 0.3 acres and includes vast lawn, driveway to the main house which then continues to the annexe, and mature trees and shrubs. There is a lovely feeling of space throughout the property and gardens, which gives buyers the chance to revitalize and create a truly wonderful family home.

Amenities

Charlton Mackrell is a popular village 3 miles to the east of Somerton and 4 miles from the A303 Podimore Junction. The surrounding centres of Street, Glastonbury, Somerton, Yeovil (11 miles) and Taunton (32 miles) provide a wider choice of shopping and recreational facilities. Castle Cary Railway Station 8 miles with a main line to London, Paddington.

Services

Main house - Oil fired central heating, mains electricity, drainage and sewerage connected. Council Tax Band E.
Annexe - Electric night storage heaters connected, mains electricity, drainage and sewerage connected. Council Tax Band A.

Entrance Lobby

Wood with frosted glass front door leads to entrance lobby with doors into family room and kitchen. There is a small attic hatch.

Family Room *15' 9" x 11' 11" (4.81m x 3.63m)*

With two windows to front, radiator, fireplace, serving hatch to kitchen/diner.



Living Room 21' 0" x 13' 1" (6.40m x 3.98m)

With windows to front, side and rear, radiators to front and rear, feature stone fireplace with wood burning stove, shelving and cupboards along side wall and additional storage cupboard to rear.

Inner Hallway

With window to rear, radiator, understairs cupboard, stairs rise to first floor.

Utility Room 7' 11" x 6' 8" (2.42m x 2.03m)

With frosted window to rear, work top space, oil boiler, low level WC, sink.

Kitchen/Dining Room 28' 3" x 17' 0" (8.61m x 5.19m)

With windows to front and rear, door to side, opening to extension (included in measurements) with double doors to garden and four skylights (needing repair), two radiators, wall and base units with space for fridge/freezer, electric oven and hob, space for dishwasher, ceramic 1.5 sink with drainer.

First Floor Hallway

With long radiator, access to attic.

Bedroom One 11' 8" x 10' 1" (3.55m x 3.07m)

With windows to front and side, radiator, built in wardrobes.

Bedroom Two 12' 10" x 12' 0" (3.91m x 3.66m)

With window to front, radiator.

Bedroom Three 11' 11" x 9' 1" (3.62m x 2.78m)

With window to side, radiator.

Bedroom Four 11' 10" x 8' 8" (3.61m x 2.64m)

With window to front, radiator.

Bedroom Five 8' 5" x 8' 0" (2.57m x 2.45m)

With window to front.

Bathroom

With window to side, radiator, airing cupboard, low level WC, sink, bath.

Shower Room

With window to rear, heated towel rail, low level WC, sink, corner shower.

ANNEXE

Living Room/Kitchen 18' 9" x 12' 2" (5.72m x 3.72m)

With windows to front and side, storage heater, stable door to front, space for cooker, stainless steel sink with drainer, stone fireplace with wood burning stove.

Bathroom

With window to rear, heated towel rail, vanity sink, low level WC, corner shower.



Bedroom 12' 8" x 10' 0" (3.87m x 3.04m)

With windows to front, side and rear, storage heater, two storage cupboards, access to attic.

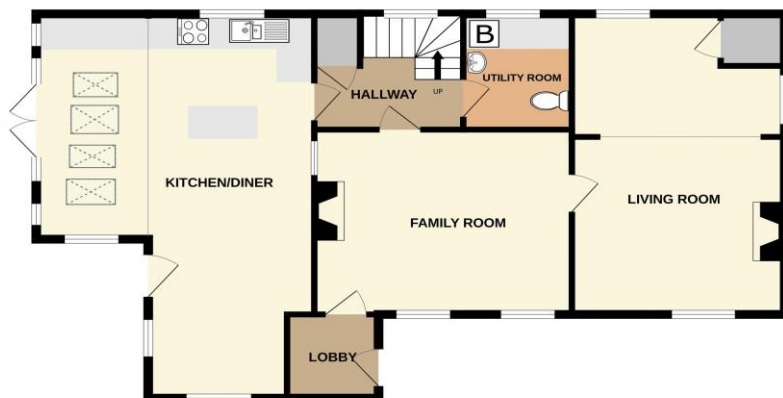
Outside

The property and annexe sit in a generous plot of approx. 0.3 acres, with the majority being laid to lawn, with mature shrubs, bushes and trees bordering. The annexe has a separate, part walled garden accessed via a pretty gate. The main garden has areas of patio, with an outside tap, electricity point, and detached single garage with power and lighting. The property is accessed via a gated gravel driveway that forks to the right for the main house parking, and then continues forward towards the annexe.

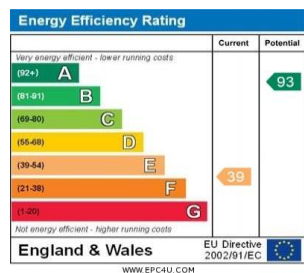




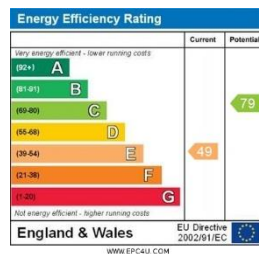
GROUND FLOOR



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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Annexe



Main House



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