



£240,000

At a glance...



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COUNCIL TAX

B

**holland
& odam**

3 Millbatch
Meare
Glastonbury
Somerset
BA6 9SY

TO VIEW

30 High Street, Glastonbury,
Somerset BA6 9DX

01458 833123

glastonbury@hollandandodam.co.uk



Directions

On entering Glastonbury from Street/Bridgwater, at the Wirral Park roundabout (B & Q on the left), take the second exit onto the bypass. Continue straight ahead at the first roundabout and take the first exit at the next roundabout, signposted Meare/Wedmore (B3151). Proceed into the village of Meare, passing the garage on the left and the left turning to Ashcott. Take the next turning on the left into Millbatch where the property can be found on the left hand side.

Services

Mains electricity, gas, water and drainage are connected. Electric storage heaters.
For information regarding broadband and mobile coverage, go to checker.offcom.org.uk

Local Authority

Somerset Council
0300 1232224
somerset.gov.uk

Tenure

Freehold



Location

Meare is a rural village set on the picturesque Somerset Levels, 3 miles to the west of Glastonbury. The village provides a primary school, parish church and farm shop. The historic town of Glastonbury offers a range of shopping facilities, St Dunstan's Community School and Millfield Preparatory School in Edgarley. Street is within 4 miles and provides a further choice of shopping facilities, Strode College and Strode Theatre. The M5 (junction 22) is within 12 miles, Bristol International Airport 22 miles and the nearest main line rail link to London Paddington is at Castle Cary, 19 miles.

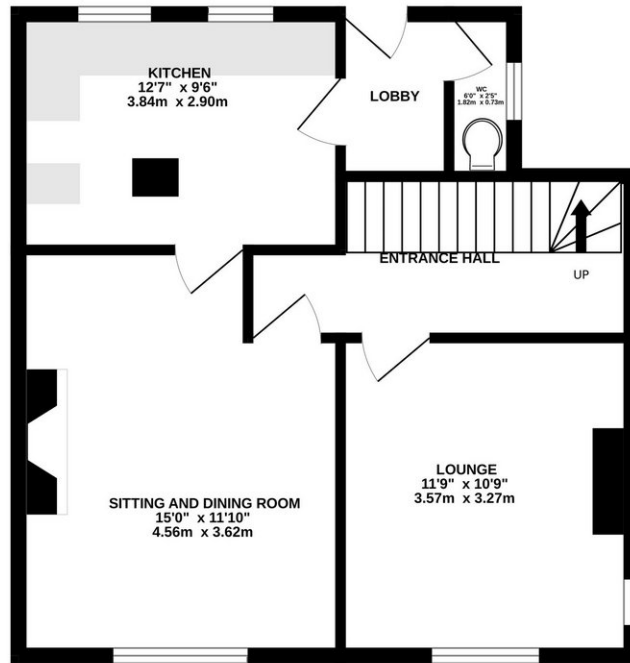
Insight

A well proportioned semi detached house, situated in a quiet cul-de-sac, within the sought-after village of Meare. In need of updating throughout, the property comprises of an entrance hall, sitting room, dining room, kitchen, and WC. On the first floor, there are three good sized bedrooms, and a family shower room. Gardens to front and rear with off street parking for one vehicle. Available with no onward chain

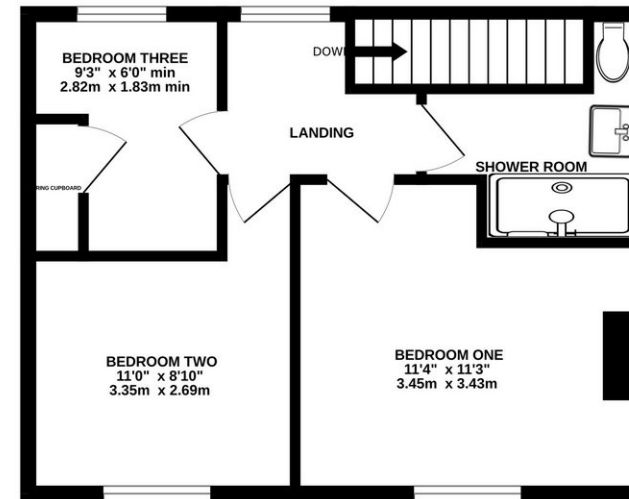
- Fantastic renovation opportunity available with no onward chain
- Entrance hall with stairs to first floor, storage cupboard and doors into the two reception rooms. The sitting room is a good size and has an outlook over the front garden.
- Dining room with electric fire leading to the extended kitchen at the rear. From here there is a useful lobby area with cloakroom, alongside direct garden access.
- Upstairs, there are three spacious bedrooms, two of which are doubles.
- Completing the accommodation is the family shower room, servicing all bedrooms, with walk in shower, basin and toilet.
- Outside, there is an expansive rear garden, mostly laid to lawn providing a blank canvas for budding gardeners, while to the front, there is off street parking on the gravelled driveway.



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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