

Great Ostry

Shepton Mallet, BA4 5TT



£445,000 Freehold

A beautifully presented and lovingly restored period Grade II Listed home set within the heart of Shepton Mallet. The property benefits from Four double bedrooms, one of which is on the ground floor offering versatile living accommodation, large kitchen dining room and sitting room with wood burner.

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 3/4  1  2 EPC N/A

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DESCRIPTION

A beautifully presented and lovingly restored Grade II Listed home set within the heart of Shepton Mallet. The property comprises large kitchen dining room with adjoining pantry and has been fitted with modern base units with solid marble work surfaces, bell fast sink and rangemaster cooker. The sitting room is of a good size with central stone & wood fireplace with inset wood burning fire, a door to the rear leads through to a hall with good storage and further access to a shower room with tiled floor, WC and wash hand basin. On the opposite side is a very well proportioned utility room with sink and space for utilities beneath. There is a downstairs bedroom with attached WC and access to the garden via a wide patio door. This room would offer a perfect opportunity for a home office.

The first floor accommodation comprises two very well proportioned double bedrooms, one with feature fireplace and both with stone mullion windows to the front. The master bedroom can be located on the top floor of the home and is of generous size with lots of eve's storage and enjoys plenty of natural light from its dual aspect windows. The top floor also enjoys a beautiful bathroom with central Aston Bentley Copper Roll Top Bath, WC and bowl wash hand basin set within a wooden vanity unit.



OUTSIDE

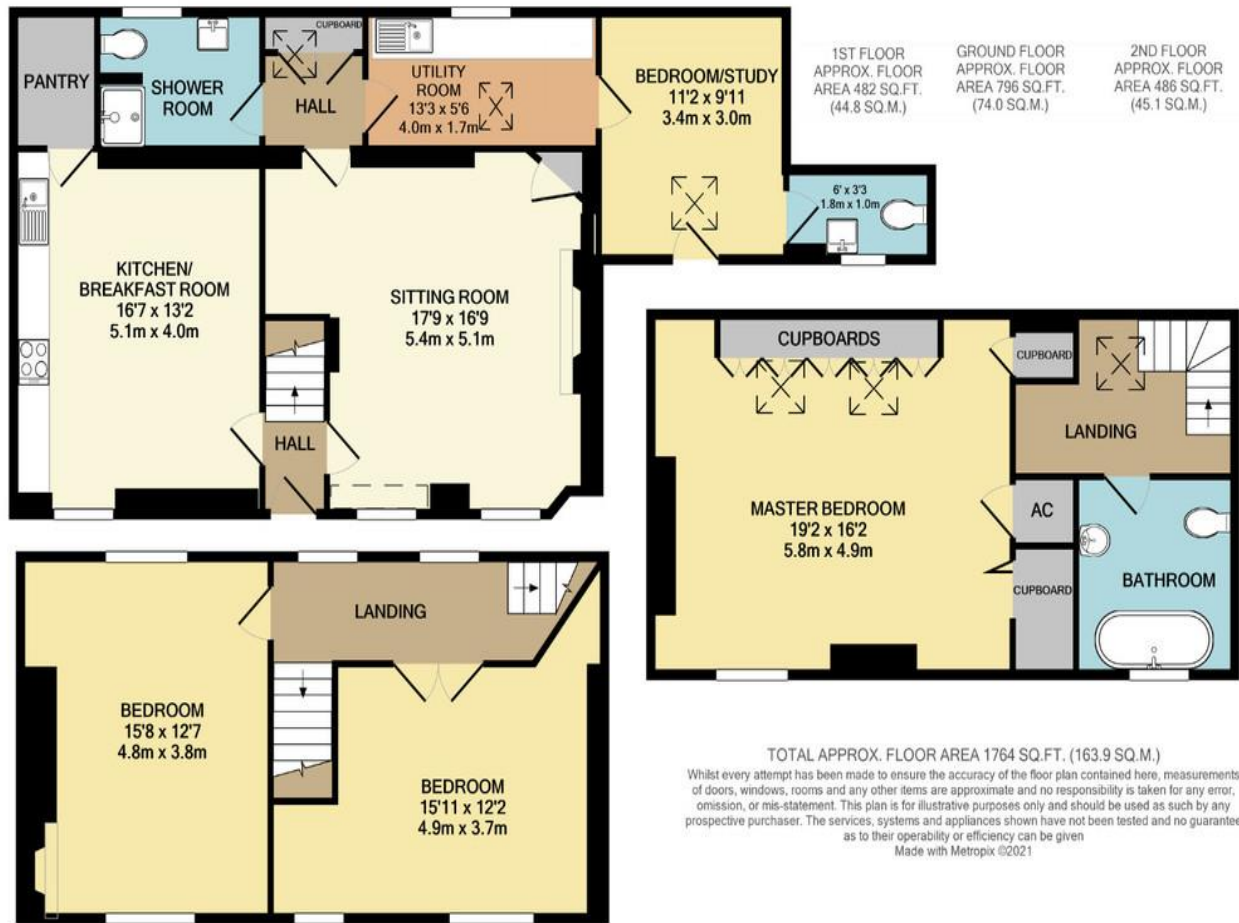
The property is set back from the quiet road by a stone wall with gated access to the large parking area which could accommodate numerous vehicles and access to the detached single garage/workshop. A gate to the right of the home provides further access to the very private and South facing walled garden. The garden enjoys a raised seating area with stone flower beds on both sides, as well as a large patioed area and access to the ground floor bedroom/office via a wide patio door.

LOCATION

The historic market town of Shepton Mallet is located in the Mendip district of Somerset, five miles east of Wells, England's smallest city. Both the City of Bristol and the picturesque City of Bath, a World Heritage Site, are located just 18 miles away and easily accessible. Shepton Mallet itself offers a range of local amenities and shopping facilities including a large supermarket, leisure centre, lido with fitness centre, a choice of pubs and restaurants, dentists and doctors, a Grade I Listed church and both primary and secondary state schools. There are also many highly regarded independent schools (Prep & Senior) within easy reach, such as All Hallows Prep School, Downside School, Wells Cathedral School and Millfield School. For those travelling by train, Castle Cary station (which has direct services to London Paddington) is situated only six miles away.







SHEPTON MALLET OFFICE

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