



## Mulberry Court, Frome

£270,000

Council Tax Band B Tax Price £1,535 pa



**FOREST MARBLE**  
PROPERTY SALES & LETTINGS



**Interact with the virtual reality tour and contact Forest Marble 24/7 to book your viewing on this terraced home found in a quiet cul-de-sac position on the Bath side of Frome. With three bedrooms, a large lounge, as well as kitchen/diner and conservatory. Externally the home enjoys private parking and single garage to the rear in addition to the low maintenance garden spaces that can be found to the front and at the back of the property. The rear garden in particular is private and enclosed with paved and timber decked seating area. A leafy outlook to the front and convenient location all make this one not to be missed. The Home is found in excellent condition throughout. Please follow this link to view the virtual tour:**

**[Click Here](#)**

### **Situation**

This fantastic home sits on the popular Bath side of Frome and boasts a great location, within a few minutes of the Tesco Express, bus routes to the town centre as well as Bath City Centre, local community amenities and the sports centre. Frome town itself is one of Somerset's finest artisan towns which boasts a fantastic spirit of togetherness. There is a wide range of supermarkets, public houses, theatres, schools, college and a sports centre as you would expect. However Frome prides itself on the great selection of independently run shops that line the historical cobbled streets, while away your days sipping coffee in one of the cafes or buying gifts from the amazing boutiques. Frome is well known for its weekly markets and its monthly artisan market on a Sunday which draws people from all around. There is a rail service that is on the Paddington Line and also feeds into the cities of Bath & Bristol. Transport links will have you quickly out onto the ring road and the cities of Bath, Bristol & Salisbury are well within reach.

### **Key Features**

- Quiet Location
- Garage and Parking
- Three Bedrooms
- Bath Side of Frome
- Close to Amenities
- Gas Central Heating



## Rooms

### Entrance Hall

3'0" x 2'7" (0.91m x 0.79m)

### Living Room

13'8" x 17'7" (4.17m x 5.36m)

### Kitchen Diner

13'9" x 8'4" (4.19m x 2.54m)

### Conservatory

11'0" x 6'4" (3.35m x 1.93m)

### First Floor Landing

5'8" x 9'9" (1.73m x 2.97m)

### Bedroom One

13'10" x 8'9" (4.22m x 2.67m)

### Bedroom Two

7'8" x 9'10" (2.34m x 3.00m)

### Bedroom Three

5'8" x 6'11" (1.73m x 2.11m)

### Bathroom

5'6" x 6'9" (1.68m x 2.06m)

### Gardens

To the front of the house you have a small garden space which allows space to grow and cultivate, whilst to the rear you will be able to enjoy a private and enclosed rear garden that has been landscaped to create a wonderful place for you to relax and unwind in the summer evenings, or grow and tend to plants should you prefer.

### Garage and Parking

Stepping immediately out from the rear gate you have a private single parking space which leads onto the single garage.

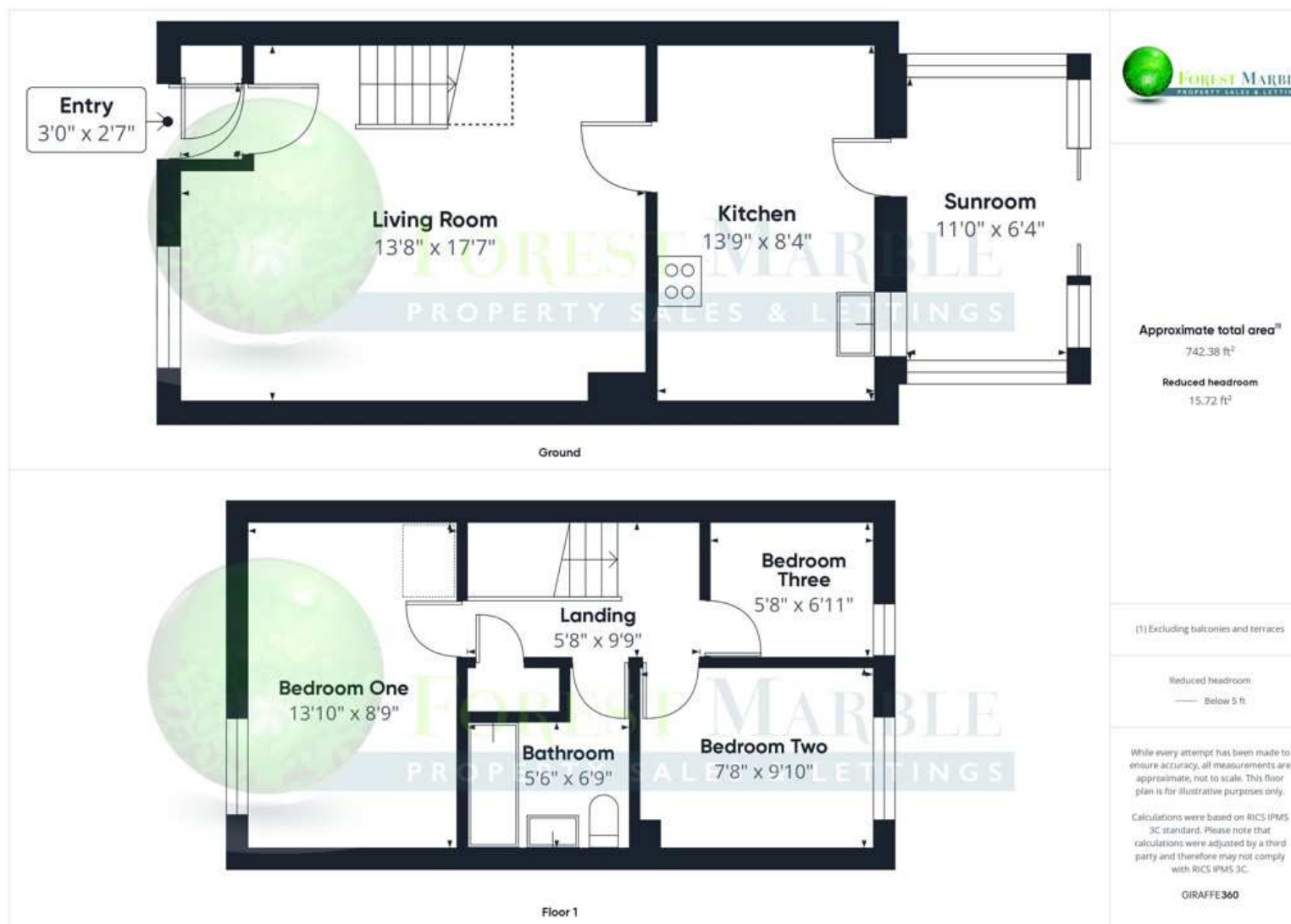
## Directions

From our offices turn left down Wallbridge and take a left along New Road. Continue along through to Rodden Road and onto Bath Road. At the traffic lights turn right onto Stonebridge Drive, continue past Tesco Express and turn left into Beaconsfield Way and take the 3rd left onto Larchfield Close and then left onto Mulberry Court, the property will be found in the corner on your right hand side.

## Agent Notes

At Forest Marble estate agents we bring together all of the latest technology and techniques available to sell or let your home; by listening to your specific requirements we will work with you so that together we can achieve the best possible price for your property. By using our unique customer guarantee we will give you access to a true 24/7 service (we are available when you are free to talk), local knowledge, experience and connections that you will find will deliver the service you finally want from your estate agent. Years of local knowledge covering Frome, Westbury, Warminster, Radstock, Midsomer Norton and all surrounding villages. We offer a full range of services including Sales, Lettings, Independent Financial Advice and conveyancing. In fact everything you need to help you move.





## Forest Marble Ltd

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