



Lichen Road, Frome

£475,000

Council Tax Band E Tax Price £2,980.54 pa



FOREST MARBLE
PROPERTY SALES & LETTINGS

Interact with the virtual reality tour and contact Forest Marble 24/7 to schedule your viewing of this stunning, much loved immaculate four bedroom detached family home, offering high specification internal finishes and spacious living throughout. The accommodation provides '20ft' kitchen/dining, living room and extra reception room, hallway and W.C. with utility completing the ground floor. The first floor then boasts an impressive main bedroom with en-suite, three further bedrooms and family bathroom. Externally the rear garden has a large modern attractive patio area with a central pathway bordered by shingle leading to the deck area. To the front is a lawn area and the garage is found to the side with multiple driveway parking.

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What our Vendors Love

The owners have felt the luxury of buying a modern home allows you the ease to just move in and enjoy life day to day. The position of the home within the development made this plot an easy choice as this is found on the edge of the site where there are stunning countryside views which provide a feeling of peace and seclusion compared to other plots. The development over the years has proven highly popular with fantastic access to countryside walks, a nature reserve close by and being just a short wander to the conveniently located Asda superstore. Equally, the house is within walking distance to the Frome's railway station and to the heart of the thriving town centre.

Key Features

- Stunning Modern Four Bedroom Home In Desirable Position
- High Specification Rear 20ft Open Plan Kitchen/Dining
- Two Reception Rooms
- Main Bedroom With En-Suite
- Utility Room with W.C.
- Enclosed Rear Landscaped Garden
- Garage and Driveway Parking



Rooms

Hallway

3'9" x 13'2" (1.14m x 4.01m)

Living Room

13'3" x 10'8" (4.04m x 3.25m)

Kitchen/Dining Room

9'9" x 20'2" (2.97m x 6.15m)

Additional Reception Room

9'10" x 10'7" (3.00m x 3.22m)

Utility Room

6'2" x 5'6" (1.88m x 1.68m)

W.C.

3'2" x 5'6" (0.97m x 1.68m)

First Floor Landing

8'0" x 8'8" (2.44m x 2.64m)

Bedroom One

11'6" x 11'7" (3.51m x 3.53m)

En-Suite

3'9" x 5'5" (1.14m x 1.65m)

Bedroom Two

9'10" x 9'2" (3.00m x 2.80m)

Bedroom Three

11'6" x 8'5" (3.51m x 2.57m)

Bedroom Four

8'2" x 7'8" (2.49m x 2.34m)

Bathroom

6'5" x 8'2" (1.96m x 2.49m)

Garage and Driveway

To the side of the home a private driveway allows for parking for multiple vehicles and leads up to the garage

Garden

To the rear of the property is a beautiful low maintenance designed enclosed garden, with a modern attractive patio seating area access via the UPVC double doors. From the rear patio a central laid path bordered by shingle stones leads to a well placed deck seating area and the entire garden enjoys plenty of sunshine.

Directions

From our offices turn left down Wallbridge and at the round-about take the 2nd exit. Drive on to Edmund Park and follow on to Blackberry Road, from Blackberry road turn road and follow the road along until Blackberry road allows a right turning onto Lichen road, the home is to the far end on the right.

Agents Notice

We are informed that an estate management fee is applicable to this property of £185 per annum. Additional material information is available at request from the agent. 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.





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