



- A pretty natural stone two bedroom terraced cottage
- Picturesque rural setting surrounded by countryside
- Cosy lounge with log burner and dining room
- Kitchen and handy lean to leading to the garden
- Large sloping garden measuring approx 130ft in length
- Easily commutable to Midsomer Norton and Wells

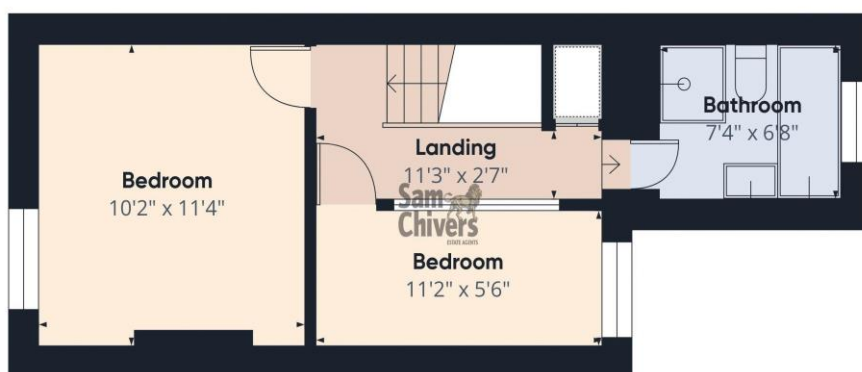


'A pretty natural stone cottage set in a picturesque rural setting yet within easy, manageable drive of Midsomer Norton and its amenities!' This two bedroom mid terrace cottage is situated on a pretty country lane surrounded by open fields and countryside, making it perfect for those looking for a quieter way of life! The accommodation comprises entrance porch, perfect for shoes, boots and coats, cosy lounge with log burning fire and a separate dining room with stairs to the first floor. The property has a compact fitted kitchen and a lean to/utility alongside it with stable door to the garden. On the first floor there are two lovely sized bedrooms and a first floor bathroom with both bath and separate shower enclosure. The property has GCH and double glazing. Externally the property is slightly elevated from the lane and has a handful of steps up to the front garden. The rear garden is a real feature and has great potential, measuring approx 130ft in length and slopes up from the patio area. The garden is predominantly laid to lawn and has a garden shed. A super countryside view can be enjoyed from the top of the garden across open fields and countryside. Clapton is a small hamlet that is equidistant between the town of Midsomer Norton and the villages of Chilcompton and Paulton where a greater range of amenities and services are on offer. The cottage itself is situated on a quiet country lane with views to the front and rear across neighbouring fields and farm land. If the rural lifestyle is what you are looking for then this could be the one for you.

Tenure: Freehold

Council Tax Band: B





Approximate total area
613.87 ft²
Reduced headroom
5.89 ft²

(1) Excluding balconies and terraces

Reduced headroom
Below 5 ft

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

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69-80	C		80 C
55-68	D		
39-54	E	53 E	
21-38	F		
1-20	G		

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