

RODERICK THOMAS

ESTATE AGENTS & CHARTERED SURVEYORS



THE OLD CHAPEL, FORE STREET, OTHERY, SOMERSET, TA7 0QH



THE OLD CHAPEL

FORE STREET, OTHERY, SOMERSET, TA7 0QH

Langport 5 miles, Bridgwater 8 miles, Street 9 miles, Glastonbury 10 miles, Taunton 12 miles, Wells 18 miles, M5 Jct. 23 7 miles

A stunning and beautifully converted Grade II Listed former Chapel and Sunday School in the heart of this historic village, dating back to 1836 and 1883. This unique property offers substantial, highly versatile living accommodation with a wealth of period character and impressive architectural features.

Internally, the property enjoys grand, open-plan living spaces with Gothic details throughout, including vaulted ceilings, stone arch windows and original tiles.

The extensive accommodation includes five bedrooms and three bathrooms, a dramatic 30ft living room with carved stone open fireplace and a 26ft kitchen/dining room. The house is ideal for family life or entertaining on a grand scale.

The property also benefits from a private walled garden, rear vehicular access and off-road parking.

Description

The Old Chapel is a substantial and unique Grade II Listed residence occupying a prominent position within the sought-after village of Othery. Converted in 2011 from the former Congregational Chapel and its adjoining Sunday School, the property now offers impressive and voluminous living space while retaining key period features throughout.

Internally, the house boasts a series of beautiful spaces filled with light and character, and has undergone a complete refurbishment during the current ownership, including bespoke Neville Johnson fitted furniture with sliding doors to hide a flatscreen TV.

A wide and welcoming entrance hall, with original encaustic tiling and Gothic front doors, gives a sense of arrival and sets the tone for the rest of the house.

At the heart of the home is a stunning 30ft living room with timber-barrelled, vaulted ceiling at full roof height, striking Gothic stone arch windows and a carved stone open fireplace. The former altar now provides a raised mezzanine, which offers additional space for study, reading or hobbies.





The kitchen/dining room is equally spacious and well-appointed, fitted with a bespoke range of oak cabinetry and granite work surfaces, a central island, Belfast sink, and range cooker, as well as ample space for a large dining table and further sofa seating arrangements.

Solid oak floors and underfloor heating run throughout the main living areas.

On the ground floor, there is also a further generous reception room/5th bedroom with Gothic windows, providing flexible accommodation, as well as a large downstairs shower room and a utility room with comprehensive bespoke fitted units.

First Floor

The first floor provides plenty of further living space with four large double bedrooms and two bathrooms.

The principal bedroom occupies the original choir loft and is a spectacular room with a vaulted ceiling and original panelling, enjoying a stunning elevated view over the living space within the chapel below. This room includes a stylish, generous open-plan ensuite with freestanding bath, WC and wash basin.

Three further large double bedrooms are served by a well-appointed family bathroom with freestanding bath, separate shower and quality fittings.

Throughout the upstairs, a variety of original Gothic stone arch and restored stained glass sash windows allow excellent levels of light while adding to the historic charm.

Outside

At the front of the property lies a small, enclosed forecourt garden with a path leading to the main entrance through the original Gothic front doors.

To the rear is a gravelled parking area for two to three vehicles, with level access into the house. Beyond lies a charming and private walled garden with patio, raised wooden planters, lawn and feature stone wall insets with arched mirrors.

The garden extends to approximately 33ft x 13ft.





Other Points

Freehold.

Grade II Listed.

Somerset Council - Council Tax Band F.

Mains electricity, water and drainage.

Oil-fired central heating - boiler upgraded during current ownership.

Underfloor heating to ground floor.

What3words: ///titles.minerals.blesses

About the Area

The Old Chapel is situated in the heart of the historic village of Othery, a former island on the Somerset Levels steeped in history and natural beauty. Once under the control of Glastonbury Abbey and recorded in the Domesday Book of 1086, Othery remains a place of character and community, surrounded by the dramatic landscape of the Somerset Levels and the historic site of Burrow Mump.

Othery offers a strong sense of community and benefits from a well-regarded primary school, historic church and village hall, which hosts a busy calendar of events. In the neighbouring village of Middlezoy (1 mile), the renowned George Inn and Elements Boutique Spa offer exclusive dining and relaxation.

Nearby Langport (4 miles) provides a full array of day-to-day amenities including independent shops, cafes, a supermarket, pharmacy, artisan bakery and monthly vintage and craft markets, whilst Somerton lies just 8 miles to the east and offers additional facilities, a thriving tennis club and golf nearby.

Wider access to retail, schooling and leisure facilities is available at Street, Glastonbury, Bridgwater and Taunton - each within 10 to 15 miles.

There is an excellent choice of independent schools in the region including Millfield, Hazlegrove, Sherborne, Bruton and Taunton School. Sixth form state options include Huish Episcopi Academy in Langport, Richard Huish College in Taunton and Strode College in Street.

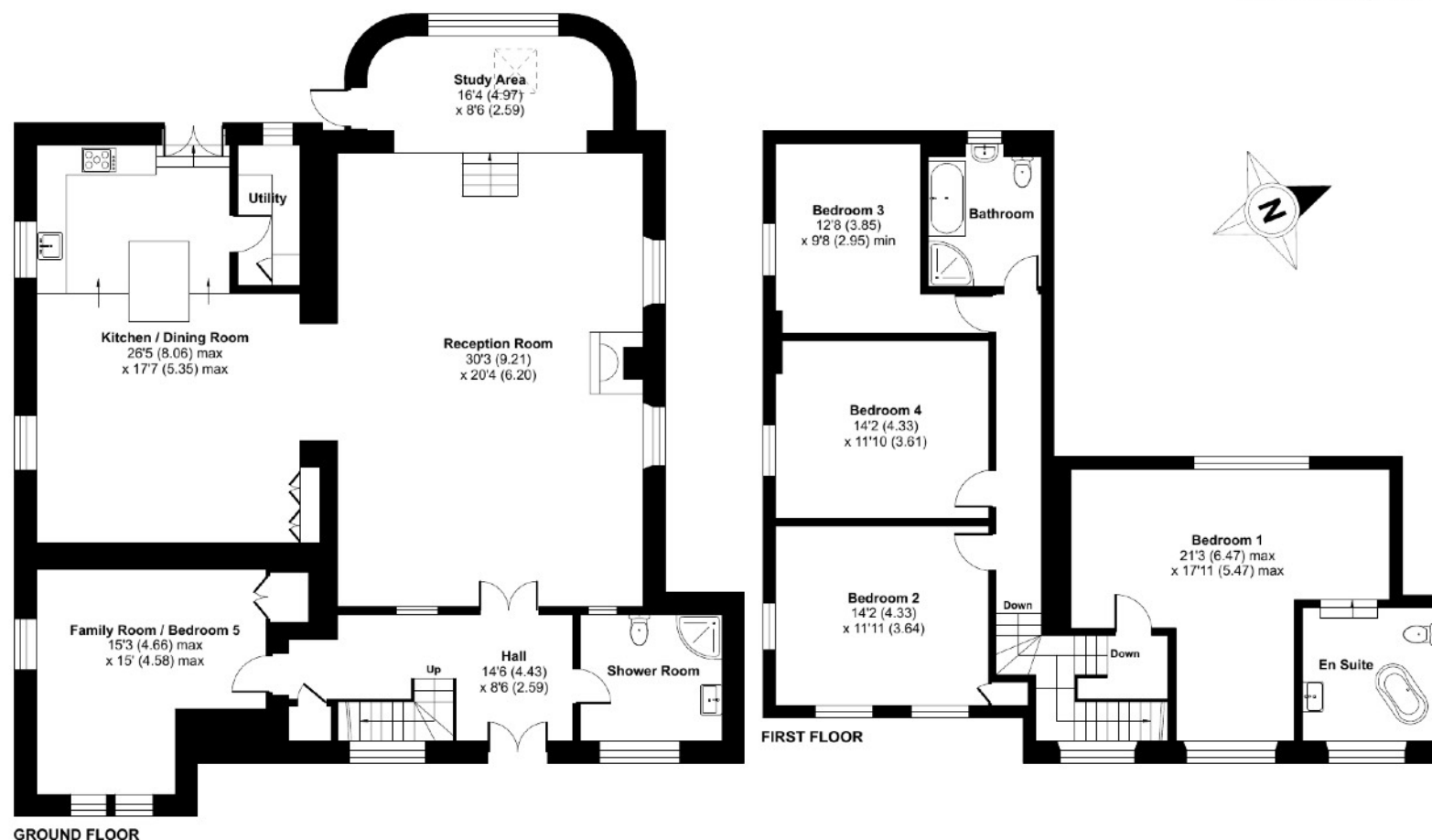
For travel, the M5 motorway can be accessed at Junctions 23 (7 miles) and 25 (15 miles), with mainline rail services available from both Taunton and Castle Cary. Bristol Airport lies 27 miles away, while the A303 is around 10 miles to the south, giving fast routes into both London and the South West.



Fore Street, Othery, Bridgwater, TA7

Approximate Area = 2901 sq ft / 269.5 sq m

For identification only - Not to scale



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Items shown in photographs are not necessarily included. Purchasers must satisfy themselves on all matters by inspection or otherwise.

VIEWINGS - interested parties are advised to check availability and current situation prior to travelling to see any property.

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