



CHAFFERS
ESTATE AGENTS



Edgebridge

Mere, Warminster, BA12 6DB

Located in the ever popular town of Mere, this delightful two bedroom detached bungalow offers a wonderful combination of comfort, character, and outdoor appeal. Tucked away in a peaceful setting, the property is ideal for those looking to enjoy village life with all the benefits of single-storey living.

Early viewing is highly recommended.

£340,000 Freehold

Council Tax Band: C

Millbrook Edgebridge

Mere, Warminster, BA12 6DB



DESCRIPTION

Charming two Bedroom Detached Bungalow in the Heart of Mere.

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Inside, the home is well laid out, beginning with a side porch that includes a water connection for a washing machine.

There are two generously sized reception rooms: one just off the kitchen featuring a cosy electric fireplace, and the other opening directly onto the rear garden through patio doors, creating a lovely connection to the outdoors. The two double bedrooms are light and spacious, served by a bathroom with a corner bath and a separate toilet for added convenience. A spacious, boarded loft with a Velux window provides excellent potential for a craft space, hobby room, or additional storage.

This is a rare opportunity to acquire a charming and versatile home in one of Mere's most desirable locations. Early viewing is highly recommended.

OUTSIDE

Outside, the rear garden is a true highlight, boasting a seating area surrounded by mature shrubs and borders, and gently sloping down to a tranquil stream that runs along the garden

boundary. The front of the property features a gravelled driveway secured by a wooden gate, offering ample parking. To the side, an insulated shed adds further practicality and could serve as a useful storage area or workshop.

LOCATION

MERE is a small country town which offers a good range of everyday facilities including health centre and dentist, supermarket, Post Office, butchers, First School, churches, pubs, electrical shop, golf driving range, fishing lakes and regular local bus services. There are excellent walks in and around the town and also the Wiltshire downs. The town has easy access to the A303 and main line station at Gillingham (Exeter - Waterloo) approximately 4 miles, the ancient Saxon hilltop town of Shaftesbury is approximately 8 miles and the cathedral city of Salisbury about 24 miles.

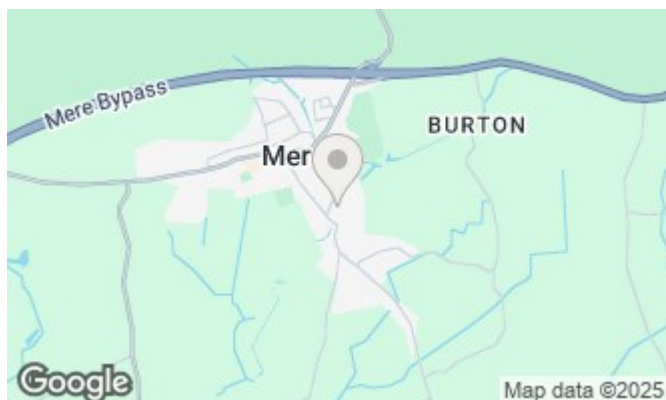
ADDITIONAL INFORMATION

ADDITIONAL INFORMATION Services: Mains Water, Gas, Electricity & Drainage.

Council Authority: Wiltshire Council - Tax Band: C

Caution: NB All services and fittings mentioned in these particulars have NOT been tested and hence we cannot confirm that they are in working order.

Energy Performance Certificate: Rated: TBC



Directions





Floor Plan

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

