



Browside







Browside Flaxpool

Crowcombe, Taunton, , TA4 4AW

Taunton Town Centre 10.2 miles

A superbly renovated and beautifully presented detached stone house with swimming pool complex including sauna and steam room, gardens, garaging and off road parking

- Beautifully renovated throughout
- Four bedrooms, master en-suite
- Swimming pool, gymnasium, leisure centre
- Parking and double garage
- Council Tax band G
- Five reception rooms
- Conservatory, utility and boot room
- Landscaped gardens
- Popular West Somerset location
- Freehold

Guide Price £895,000

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SITUATION

Situated a short distance from the thriving village of Crowcombe, which is nestled on the lower slopes of the Quantock Hills and has a range of facilities including the popular Carew Arms, a Primary School, a medieval church, tennis and cricket clubs, a new village hall and a community run village store. The Quantocks offer wonderful riding and walking routes through woods and open moorland. On the edge of Exmoor is the pretty village of Dunster with its National Trust castle. The West Somerset Railway offers 20 miles of heritage railway through stunning Somerset countryside and coast. At Taunton the County Town of Somerset there is excellent shopping and communications to the M5 motorway and a mainline railway station with links to the rest of the country, as well as a bus stop, which can be easily accessed from the property only a short distance down the road and travels to Schools within the centre of Taunton.

DESCRIPTION

Browside is a very attractive detached double fronted stone house believed to date back to 1900's. The house has been beautifully modernised and improved by the current owners and includes a driveway which provides plenty of parking and includes a double garage, newly laid terrace and beautifully landscaped gardens. The accommodation is particularly well proportioned and includes versatile and flexible living areas arranged over two floors.

ACCOMMODATION

The accommodation comprises a reception hall leading through to a newly fitted kitchen with a range of shaker style wall and base units and integrated appliances, quartz work surfaces with inset single drainer sink, an island with breakfast bar, built in microwave, inglenook recess with space for range cooker with extractor hood over and built in storage cupboard to one side and marble tiled floor. An opening leads through to a separate dining room with half height panelled walls, dual aspect windows, beamed ceilings and ceiling downlights. The separate door from the kitchen leads to a study/bedroom 5 which has dual aspect windows. There is an impressive living room with open fireplace, double doors that lead out through to the conservatory which overlooks the garden and has double doors opening out onto the rear terrace, the sitting room with wood burning stove as well as a study/utility and boot room.

On the first floor there are four beautifully appointed bedrooms. The master bedrooms has a range of built in wardrobes, dual aspect windows with steps leading down to an en-suite bathroom which includes a shower. There are a further three bedrooms and a family bathroom suite.





OUTSIDE

Outside the gardens are predominantly to the front of the property. There is a newly laid terrace which runs along the front of the house. The garden provides access to a stone built shed and are well stocked with a range of herbaceous borders. The swimming pool measures 40m x 20m with a paved patio area, changing room and showers. The leisure complex has a range of gym equipment, shower, wc, jacuzzi, steam room, spa pool and sauna which opens out to the conservatory which in turn looks out over the pool. The leisure centre has potential to become a source of income with space and facilities to create an extended area of accommodation.

There is a larger area around to the rear of the property and to one side there is a newly landscaped area of garden which has raised beds and terrace opening on to a further area of garden which is available for extended parking or further development subject to the necessary planning consents.

SERVICES

Mains electricity and water. Private drainage. Oil central heating. The vendors currently use Starlink for broadband. Mobile likely available from EE, Three, O2, Vodafone. Please note the agents have not inspected or tested the services.

DIRECTIONS

From Taunton proceed along the main A358 towards Minehead, Pass the village of Bishops Lydeard and the turning for West Bagbrough and Crowcombe Station. Take the next left turning just past Flaxpool Garage where the property can be identified immediately on the left-hand side.

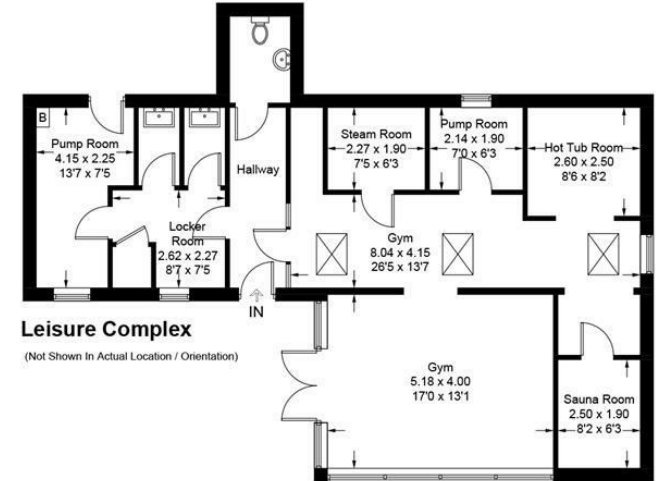
Approximate Gross Internal Area = 231 sq m / 2488 sq ft
 Leisure Complex = 85.7 sq m / 923 sq ft
 Total = 316.7 sq m / 3411 sq ft



Ground Floor



First Floor



Leisure Complex
 (Not Shown In Actual Location / Orientation)

Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1131560)



IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Purchasers must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
	64	74
	EU Directive 2002/91/EC	





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