



Olands Barn



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Butts Way, Milverton, Taunton, Somerset, TA4 1LY

Wiveliscombe 3 miles, Wellington 4 miles, Taunton 8 miles

A wonderful former agricultural holding incorporating former farmhouse in need of modernisation along with a superb range of modern and traditional outbuildings backing onto open fields and having significant development opportunities subject to planning.

- Detached former farmhouse
- Two reception rooms, conservatory, utility
- Double garage and workshop
- In need of modernisation
- Council Tax band F
- Three bedrooms, two bathrooms
- Range of modern and traditional outbuildings
- Preferred village location
- No onward chain
- Freehold

Guide Price £500,000

SITUATION

Milverton is a beautiful village in the Vale of Taunton Deane largely made up of Georgian properties and is surrounded by rolling countryside. The coast, the Quantock Hills and Exmoor are all within easy striking distance. The village has a thriving community with many local amenities, including a post office, village store, inn, church and a popular primary school. Wiveliscombe (3 miles) and Wellington (4 miles) offer a further range of shops and amenities. 8 miles from the property is the county town of Taunton, which has an excellent range of shopping, recreational facilities and schools, together with a main line railway link to London in under 2 hours. The M5 motorway is accessible via junctions for Wellington and Taunton.

DESCRIPTION

Olands Barn offers a rare opportunity to acquire a former farmhouse set on the edge of the popular village of Milverton backing onto open fields. The house has been extended over the years and provides well proportioned accommodation arranged over two floors and provides the opportunity to create a wonderful family home. It is the setting that is so special, situated on the edge of the village with private entrance and a superb range of modern and traditional outbuildings that offer significant opportunities for redevelopment subject to planning.



ACCOMMODATION

The front door opens into a boot room where there is a further door which opens into a reception hall with stairs to first floor, door to cloakroom, and doors to reception rooms. The sitting room has double aspect windows, the kitchen is fitted with oak fronted wall and base units, walk in pantry and arch leading to a dining room with door to the utility room and sliding door to the conservatory which enjoys wonderful views over the garden.

On the first floor there are three bedrooms, one with en-suite facilities and dressing room, and a family bathroom.

OUTSIDE

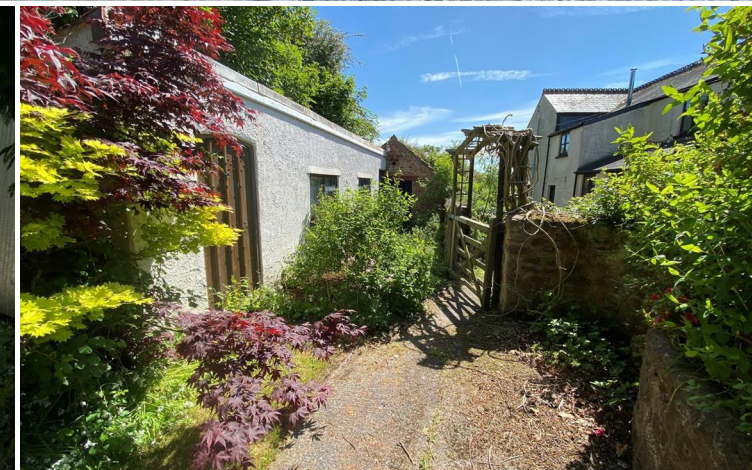
The house is approached from Butts Way via a private gated entrance with driveway which leads to a yard area with an area of garden to one side which is laid to lawn with deep planted herbaceous borders. There is a large corrugated iron clad garage with twin double doors which is a further workshop with attached garage. There is a further open fronted pole barn with a range of traditional buildings to the rear which opens into a modern steel framed barn with calving pens to rear. There is a further area of covered yard which provides access to a hay barn and adjacent store. A gate leads into a further area of garden which will be divided off from the field in due course. Surrounding the house there are gardens which are predominantly laid to lawn with various specimen shrubs and trees. Adjacent to the house is a further outbuilding with door with access to a further open fronted barn.

SERVICES

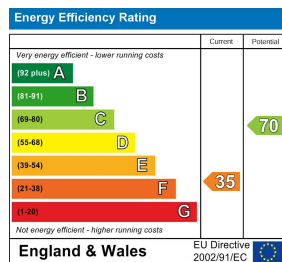
Mains electricity. Drainage and water - unknown. Heating electric and oil. Superfast broadband available in the area (Ofcom), Mobile signal likely indoors with O2 and outdoors with other providers (Ofcom). Please note the agents have not inspected or tested the services.

DIRECTIONS

From the centre of Milverton proceed past the shop and turn right into Butts Way, proceed up the hill past the cricket ground where the entrance to Olands Barn can be identified after a short distance on the left hand side identifiable by a Stags For Sale board.



A view through a window showing a large field of yellow wildflowers under a blue sky with white clouds. A wooden fence and some trees are visible in the background.



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