



**Clevelands, St. Michaels Road, Minehead, TA24 5RZ**

**welcome to**

**1 Clevelands, St. Michaels Road, Minehead**

Enjoying an elevated position within this mansion house conversion on North Hill with fine, far reaching views, is this beautifully presented one bedroom ground floor apartment with high ceilings and character features. Clevelands was built in 1877 and designed by noteworthy architects Foster & Wood



## Description

The flat is situated on the ground floor of a Grade II Listed Jacobean style mansion set in its own grounds on the slopes of North Hill within Higher Town, close by the historic Church Steps at St Michael's Church and on the fringe of some of the very best moorland and woodland countryside the area is able to offer. Cleveland is approached over a private drive set in mature landscaped surroundings with ample parking, communal sitting out areas and clothes drying area. The flat would appeal to first time buyers, buy to let purchasers or for those seeking a small and secluded second home who would enjoy taking advantage of the close access to the coast and huge choice of walking opportunities in the area and with Exmoor close by.

Cleveland has an interesting and well researched history. It was built in 1877 by the Lomas family as their family home in the latter half of the 19th Century and later became the home of a well known Belgian Baroness. The house was eventually converted to private flats after extensive refurbishment in the 1990s.

## Entrance Porch

7' 8" x 5' 4" ( 2.34m x 1.63m )

Leaded light windows to front and side, period timber door with leaded light panel to rear, quarry tiled floor, fusebox, useful storage space, period timber door to;

## L-Shaped Entrance Hall

Attractive tiled flooring, period ornate archway (originally a main entrance to the building) double radiator, doors to;

## Sitting Room

16' 5" x 14' 5" into bay ( 5.00m x 4.39m into bay )

Enjoying a dual aspect with window to side and walk in bay window to front with south facing views over minehead and the surrounding countryside, ornamental feature cast iron fireplace with tiled slips and timber surround, high ceilings with picture rails, two double radiators.

## Kitchen/ Dining Room

10' 1" x 10' 1" ( 3.07m x 3.07m )

Two windows to rear and porthole window to side, re-fitted with a range of wall and base level units complimented by granite effect worksurfaces, inset stainless steel sink unit with mixer tap, inset four ring hob with hood over and oven below, space for tall fridge/freezer, twin high level double storage cupboards, wall mounted Worcester gas combination boiler (new in 2023) serving the central heating, ample space for dining table and chairs, tiled floor, double radiator.

## Double Bedroom

11' 10" x 11' 7" ( 3.61m x 3.53m )

Two windows to side, high ceilings with picture rails, two double radiators.

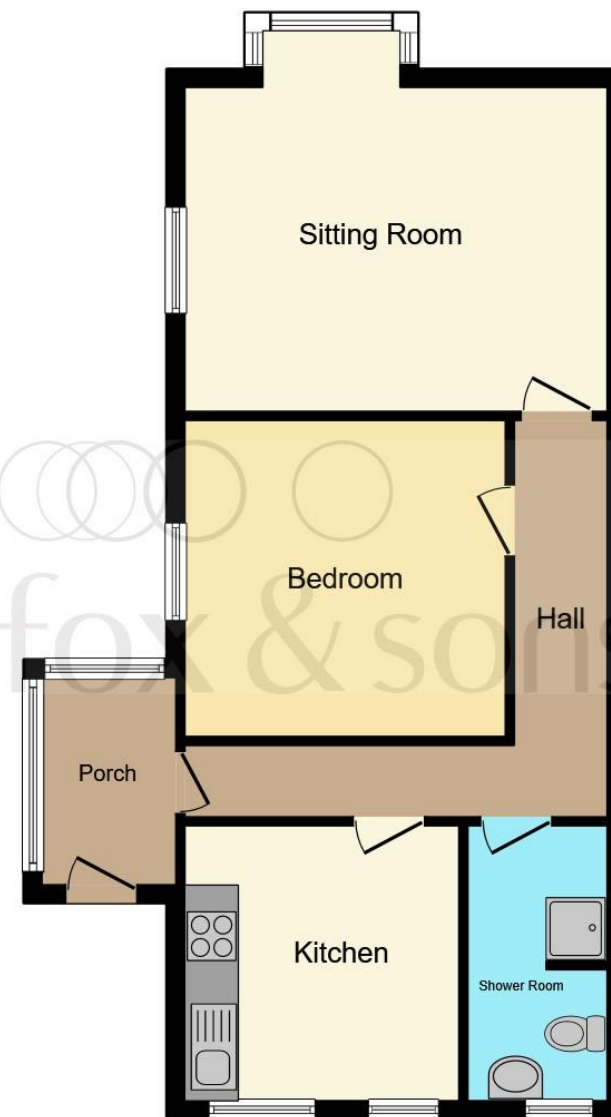
## Shower Room

Window to rear, White suite comprising oversize walk in shower with glazed enclosure and electric shower, low level w.c., pedestal wash hand basin, half tiled walls, tiled floor, extractor fan, radiator.

## Outside

Cleveland stands in well tended communal gardens with extensive gravel parking area and space to park immediately outside number one, mature shrubs and trees, shared garden store.

## Council Tax Band A



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welcome to

## 1 Clevelands, St. Michaels Road, Minehead

- Sought After North Hill Location - No Chain
- Beautifully Presented One Bedroom Ground Floor Apartment
- Spacious Sitting Room - Re-Fitted Kitchen/Dining Room
- Recently Installed Gas Central Heating - Private Entrance
- Wonderful Views Over Minehead Towards Hopcott & Grabbist

Tenure: Leasehold EPC Rating: Exempt

This is a Leasehold property with details as follows; Term of Lease 999 years from 24 Jun 1992. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £145,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
MIH106734 - 0003

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