



**Barn Orchard, Norton Sub Hamdon, Stoke-Sub-Hamdon,  
TA14 6HA**

**welcome to**

**Barn Orchard, Norton Sub Hamdon, Stoke-Sub-Hamdon**

A three bedroom semi detached family home, situated within the delightful village of Norton Sub Hamdon, offering lovely countryside walks and semi rural living. The accommodation is presented in immaculate decorative order throughout and boasts a wealth of space and natural light.



### Entrance

Double glazed door to the front, opening into:

### Entrance Hall

Stairs rising to the first floor. Radiator.

### Downstairs Cloakroom

Suite comprising wash hand basin with tiled splashback and WC. Radiator.

### Fitted Kitchen

11' 5" x 8' 6" ( 3.48m x 2.59m )

Double glazed window to the front. A range of fitted wall, base and drawer units with work surface over and complementary tiled surround. One and a half bowl sink and drainer with mixer tap. Space for free standing cooker with gas and electric point and extractor hood over. Plumbing for washing machine and dishwasher. There is also a tumble dryer extractor outlet where the dishwasher is currently placed. Space for fridge/freezer. Wall mounted central heating boiler.

### Lounge/ Dining Room

15' 3" x 14' 3" ( 4.65m x 4.34m )

Two double glazed windows to the rear. Stable style door to the rear opening into the sun room. Feature fireplace with electric fire inset. There is a gas point which is currently capped off but can be reopened. Understairs storage cupboard. Aerial point. Radiator.

### Sun Room

13' 2" x 7' 9" ( 4.01m x 2.36m )

Double glazed windows to the rear overlooking the garden. Double glazed French doors to the rear opening to the garden. Space for dining table and chairs.

### First Floor Landing

Access to the loft space. Airing cupboard. Radiator.

### Bedroom One

13' 7" x 8' 6" ( 4.14m x 2.59m )

Double glazed window to the rear overlooking the garden. Built in wardrobe. Aerial point. Radiator.

### Bedroom Two

12' 2" x 8' 7" ( 3.71m x 2.62m )

Double glazed window to the front. Built in wardrobe. Aerial point. Radiator.

### Bedroom Three

8' 1" x 6' 7" ( 2.46m x 2.01m )

Double glazed window to the rear overlooking the garden. Aerial point. Radiator.

### Bathroom

Double glazed window to the front. White suite comprising enclosed bath with mixer tap, shower over and side screen. Wash hand basin inset to vanity unit. WC. Towel radiator.

### Front Garden

Access via a tarmac driveway providing off road parking for two cars. Gated side access leading to the rear garden.

### Rear Garden

An extensive enclosed rear garden, laid mainly to lawn with a raised decking area to the foot of the garden, providing an ideal seating/entertaining area to enjoy the summer sunshine. The garden is bordered with a variety of decorative plant, trees and shrub planters. Garden shed and outside tap.

### Location

Norton Sub Hamdon is a delightful Somerset village boasting a wealth of local amenities to include school, pub, hair dressers, butchers, post office, village hall which offers many activities and an all round community spirit.

Easy access to the A303 for many commuting routes and excellent bus links to Yeovil and surrounding villages.

The highlight of the village is the many stunning countryside walks and beautiful far reaching views.



Total floor area 84.8 m<sup>2</sup> (913 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)



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## Barn Orchard, Norton Sub Hamdon, Stoke-Sub-Hamdon

- Semi Detached Family Home
- Three Bedrooms
- Spacious Accommodation
- Driveway Parking
- Extensive Enclosed Rear Garden

Tenure: Freehold EPC Rating: C

# £335,000



Please note the marker reflects the  
postcode not the actual property

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**01935 412100**



[Yeovil@fox-and-sons.co.uk](mailto:Yeovil@fox-and-sons.co.uk)



14 Princes Street, YEOVIL, Somerset, BA20 1EW



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