



White Thorn

Hardington Mandeville, Somerset

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Hardington Mandeville
Somerset
BA22 9PY

Beautifully presented detached 4 bedroom, 3 reception room, 2 bathroom house with stunning far-reaching views, double garage and workshop.



- Location, Location, Location!
- Beautifully Presented Detached 4 Bedroom House Set in 0.47 Acre
 - Stunning Far Reaching Views
- Reception Hall, Cloaks Cupboard & Cloakroom/WC
- Formal Sitting Room with Wood Burner and Views
 - Generous Dining Room with Far Reach Views
 - Kitchen/Breakfast Room with AGA
- Large Family Room with Fireplace & Woodburner
- Exceptional Main Bedroom Suite with Large Bathroom and Dressing Room
 - 3 Further Bedrooms & Family Bathroom

Guide Price £950,000

Freehold

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THE DWELLING

An absolutely charming detached home nestling on the very outskirts of this favoured village and enjoying far-reaching views for miles and miles over the Somerset/Dorset countryside. The property dates back to the 1600's being a local public house with a later (1950's) extension and converted into a house. In 2007 additional accommodation was added by the current owner.

ACCOMMODATION

The accommodation comprises an entrance hall, cloakroom/wc, family room with wood burner, large separate dining room with fabulous views, formal sitting room with wood burner, large kitchen/breakfast room with AGA, separate larder room with additional electric cooker and hob, good sized utility room with store cupboards, first-floor landing, a very large main bedroom suite with a large bedroom, very generous en suite bathroom (with free-standing bath and double width shower), separate wc and dressing room, three further bedrooms and a family shower room.

OUTSIDE

To the front of the property is a tarmacadam driveway providing a parking/turning area for multiple vehicles. To the left-hand side of the drive is a vegetable/utility garden with dug vegetable plots including an asparagus bed, fruit trees, a greenhouse, lawned grass areas and a lovely magnolia tree.

DETACHED DOUBLE GARAGE AND WORKSHOP with two individual doors and an attached workshop with its own pedestrian door. Pathways lead around to the rear (with an oil tank store) and to the main garden.

The main garden is an absolute delight. This comprises a generous paved terrace with a pergola area ideal for alfresco dining and enjoying far-reaching views. Generous lawned gardens are presented together with an abundance of planted shrub/flower beds/borders. There is also a well-presented detached **SUMMER HOUSE** with light and power connected which could be used as an office again enjoying those wonderful far-reaching views.





SITUATION

This lovely home sits proudly in its own plot with the most wonderful far-reaching views over its own gardens, adjoining fields and countryside beyond. It enjoys a very high degree of privacy and seclusion yet has a handful of neighbouring properties close by.

Hardington Mandeville is a popular village on the Somerset/Dorset border - many people who move there stay for many years, such is its attractiveness and sense of community. The village has a shop/post office and a public house, a number of thriving clubs such as gardening and

amateur dramatics, making it an active village for people of all ages.

Surrounded by magnificent rolling countryside, this is a beautiful part of the country and yet it remains extremely accessible due to the A30, A303 and good rail links from Yeovil Junction, on the Exeter to Waterloo line. In addition, the M5 is within easy reach at Taunton and the village therefore enjoys the best of both worlds, being secluded yet accessible. The regional centre of Yeovil is within easy reach and has a full range of facilities whilst alternatives include Crewkerne, a typical Somerset market town and



Sherborne, dominated by its Abbey and historic school. Yeovil 5 miles; Sherborne 10 miles; A303 7 miles; Crewkerne 4 miles (London Waterloo).

DIRECTIONS

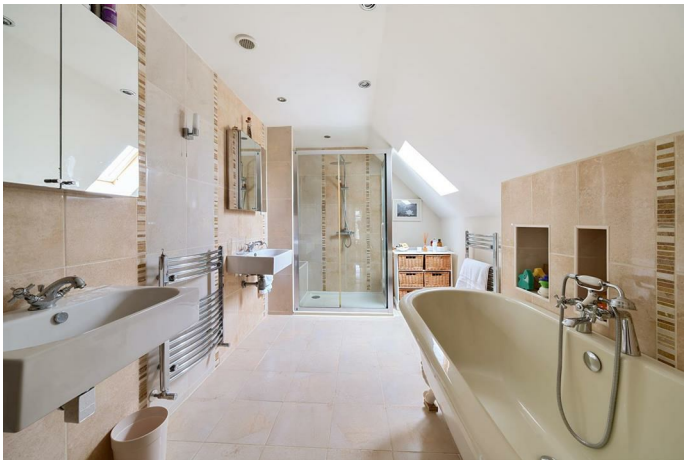
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SERVICES

Mains water and electricity. Septic tank drainage. Oil-fired central heating via radiators.

MATERIAL INFORMATION

Council Tax Band: F
Flood risk: Very Low



Hill End, Hardington Mandeville, Yeovil

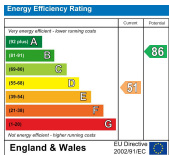
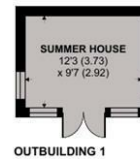
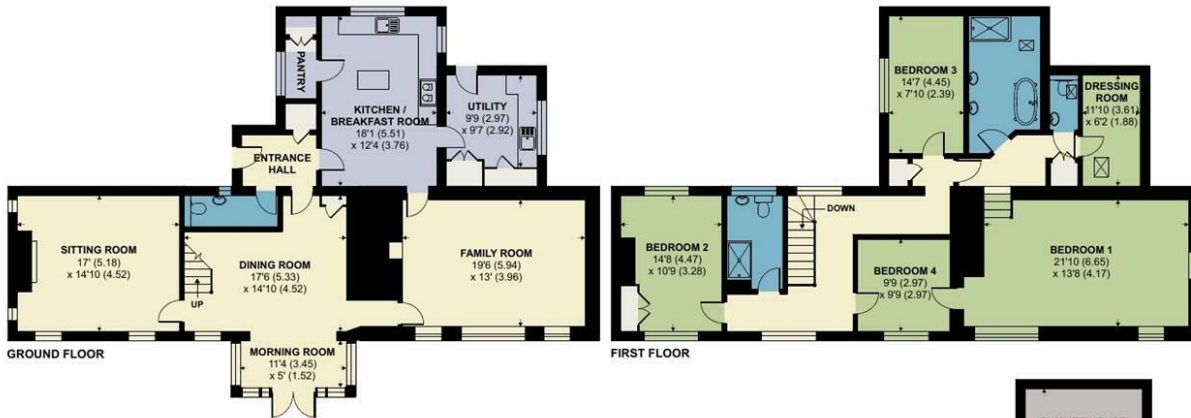
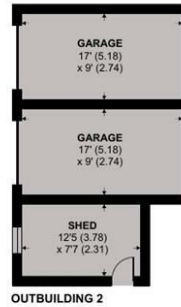
Approximate Area = 2725 sq ft / 253.2 sq m

Garage = 314 sq ft / 29.2 sq m

Outbuilding(s) = 219 sq ft / 20.3 sq m

Total = 3258 sq ft / 302.7 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). Produced for Symonds & Sampson. REF: 1234038



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