

The logo for Symonds & Sampson, featuring the company name in white text on a dark green rectangular background with a thin yellow horizontal line below it.

Symonds
& Sampson



9 Castleton

Haselbury Plucknett, Crewkerne, , Somerset

9 Castleton

Haselbury Plucknett
Crewkerne
TA18 7PD



- Desirable Cul de sac
- Feature Gardens
- Extended to the Rear
- Backing onto a Stream
 - Rare Opportunity
- Early Viewing Advised

Guide Price £415,000

Freehold

Yeovil Sales
01935 423526
yeovil@symondsandsampson.co.uk



THE DWELLING

A much extended detached bungalow benefitting from oil central heating, coved ceilings, double glazing, extensive timber floors and lying in a desirable cul de sac in a popular village.

ACCOMMODATION

The property is well presented throughout, comprising a part glazed entrance door leading to the reception hall, having a cloak's cupboard and a hatch with ladder to the part boarded roof space with light.

The sitting room is a fine dual aspect room with a lovely central feature open fireplace with timber surround, whilst the kitchen is also dual aspect with a good range of units with marble effect worktops with white doors and antique door furniture. Fitted appliances include a four-ring hob, hood and double oven, breakfast bar, door to the side and a boiler cupboard.

An archway leads to the dining room, which again is a triple aspect, with a lovely feature vaulted ceiling, French doors to the rear, and an attractive wood burner.

There are three bedrooms and a good-sized shower room with a double shower cubicle and a separate WC with a low-level suite.

OUTSIDE

To the front of the property is a lawned garden with beds, borders and a pathway. There is parking for 2/3 vehicles which leads to a garage with an up-and-over door, personal door and power and light connected.

To the rear, the garden is a real feature being laid to lawns with deep beds and borders, a recently constructed summerhouse with glazed doors, a shed, a patio, an oil tank, a tap and a lovely mature tree (with tree preservation order)

SITUATION

Haselbury Plucknett is a lovely village with a strong community and many clubs and societies. It boasts a primary school, a church and a pub renowned for its good food. The neighbouring village has a leading independent prep school and a well-stocked farm and garden shop. Crewkerne is 3 miles away with many amenities including a mainline railway station, Waitrose store and a Leisure Centre with a swimming pool. The majestic Jurassic coast is just half an hour's drive away to the south, whilst the A303, which links both East and West is 10 minutes to the north.

DIRECTIONS

What 3 words: ///finely.punks.upward

SERVICES

Mains water, electricity and drainage. Oil-fired central heating.

Broadband - Ultrafast broadband is available.

Mobile signal/coverage - Available both indoors and outside (Information from Ofcom <https://www.ofcom.org.uk>)

MATERIAL INFORMATION

Council Tax Band: D

Flood Risk: Very Low



Castleton, Haselbury Plucknett, Crewkerne

Approximate Area = 960 sq ft / 89.1 sq m

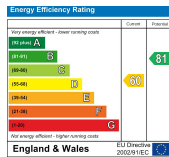
Garage = 130 sq ft / 12 sq m

Total = 1090 sq ft / 101.1 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). © nichecom 2025. Produced for Symonds & Sampson. REF: 1289995



YEO/JS/09.05.2025



01935 423526

yeovil@symondsandsampson.co.uk
Symonds & Sampson LLP
2, Court Ash,
Yeovil, Somerset BA20 1HG



Important Notice: Symonds & Sampson LLP and their Clients give notice that: 1. They have no authority to make or give any representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the properties have all necessary planning, building regulation or other consents and Symonds and Sampson LLP have not tested any services, equipment or facilities. 3. We have not made any investigation into the existence or otherwise of any issues concerning pollution of the land, air or water contamination and the purchaser is responsible for making his/her own enquiries in this regard. 4. The property is sold subject to and with the benefit of all existing wayleaves, easements and rights of way whether public or private, specifically mentioned or not. The vendors shall not be required to define any such rights, privileges or advantages.

SALES | LETTINGS | AUCTIONS | FARMS & LAND | COMMERCIAL | NEW HOMES | PLANNING & DEVELOPMENT