

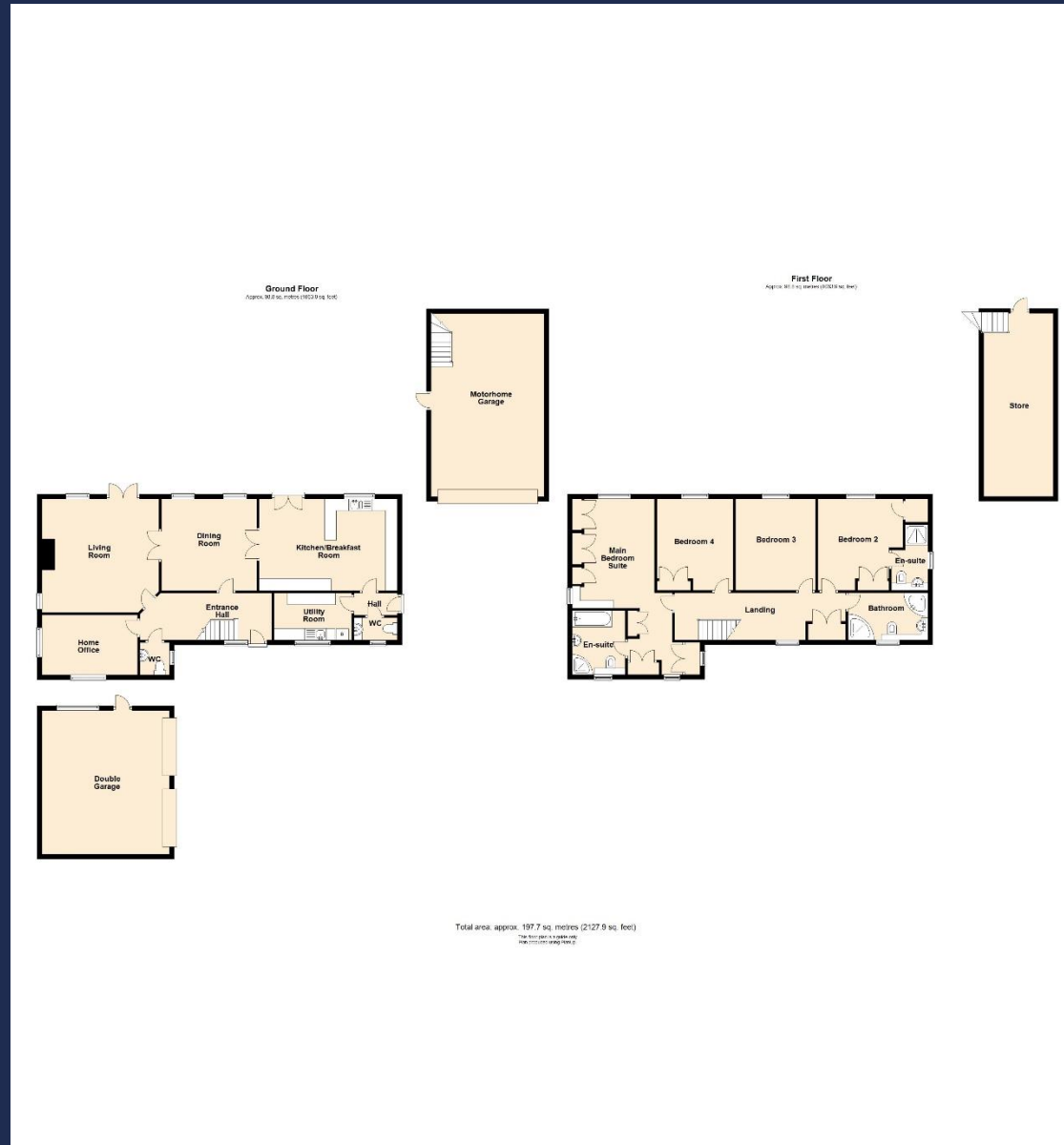




# Moonrakers High Street Maiden Bradley Wiltshire BA12 7JG

## Guide Price £750,000

Tucked behind the High Street, backing onto open fields, is this very impressive executive house. Commissioned and designed by the current owners, this superb house was constructed by a reputable local builder. Quality throughout and even though it is 16 years since its construction you would not know it. There is plenty of living, dining and entertaining space on the ground floor along with an office, sensible sized utility room and TWO downstairs WC's. All of the principal rooms face open fields in some direction. The first floor bedrooms are all doubles, three of them have built in wardrobes, two of them have en-suites with a lovely first floor landing with even more storage. Outside, the property is approached from a private driveway, which this property shares it access along with neighbouring properties with two five bar gates opening onto the front, this includes a block paved driveway and further shingled area where you could easily fit 7 or 8 more vehicles. The two outbuildings are impressive, with the vast, two storey Garage which was built to house a bus and loft storage along with the other detached double garage, both with plenty of power and light points and electric roller doors. The rear garden has a paved patio area with a lawn, a timber shed/woodstore and a secure brick built oil store.



### Residential Sales

*Knowledge and service is key; this coupled with confidence and motivation make this department a formidable force, with local knowledge comes the confidence to be able to offer the service you expect. Knowing the value of your home is very difficult to predict; using our experience and in-trade tools available to us will give you the best chance of achieving the greatest price from the most suitable buyer in a time frame that works with you.*

### Residential Lettings

*Looking after your investment is our main objective, finding quality tenants and maintaining the property to a high standard makes for a 'Happy Tenancy', our no hidden extras fee structure is highly competitive (if not cheaper) than most agents.*

### Commercial Sales and Leasing

*Having been one of the main local commercial agents in the town; over the past decade; we have able to assist in modelling the centre by grouping like minded shops enabling them to support each other. In addition we have let numerous industrial units and office complexes in the Commerce Park, Marston and Wallbridge trading estates to both small and large organisations. We believe being passionate about Frome enables us to convince companies relocating or expanding to the area.*









- 2120sqft Executive Country Residence
- Built in 2008 To The Owners Exact Specification
- Vast 25' Motorhome Garage & First Floor Storage
- Ample Forecourt Parking & Additional Double Garage
- Four Large Double Bedrooms, Two En-suites
- Large Family Bathroom & Two Downstairs WC's
- Impressive Kitchen/Breakfast Room & Utility Room
- Dining Room, Living Room with Woodburning Stove & Home Office
- Easy Maintenance Garden Overlooking Fields At The Rear
- Oil Central Heating, Double Glazed Throughout

- Living Room 16' 4" (4.98m) x 16' 0" (4.88m)
- Home Office 13' 4" (4.06m) x 8' 4" (2.54m)
- Dining Room 13' 5" (4.09m) x 12' 9" (3.89m)
- Kitchen/Breakfast Room 19' 3" (5.87m) x 12' 8" (3.86m)
- Utility Room 10' 10" (3.3m) x 6' 6" (1.98m)
- Bedroom One 15' 3" (4.65m) x 11' 6" (3.51m)
- En-Suite 9' 0" (2.74m) x 7' 7" (2.31m)
- Dressing Area 9' 0" (2.74m) x 5' 10" (1.78m)

- Bedroom Two 12' 8" (3.86m) x 11' 11" (3.63m) max
- En-Suite Shower 5' 4" (1.63m) x 4' 11" (1.5m)
- Bedroom Three 12' 8" (3.86m) x 10' 10" (3.3m)
- Bedroom Four 12' 8" (3.86m) x 10' 9" (3.28m)
- Bathroom 11' 3" (3.43m) x 6' 6" (1.98m)
- Motorhome Garage 25' 7" (7.8m) x 15' 10" (4.83m) with ceiling height of 11' 11" (3.63m) with First Floor Storage 25' 0" (7.62m) x 9' 8" (2.95m) with a ridge height of 6' 7" (2.01m)
- Double Garage 20' 1" (6.12m) x 17' 8" (5.38m)









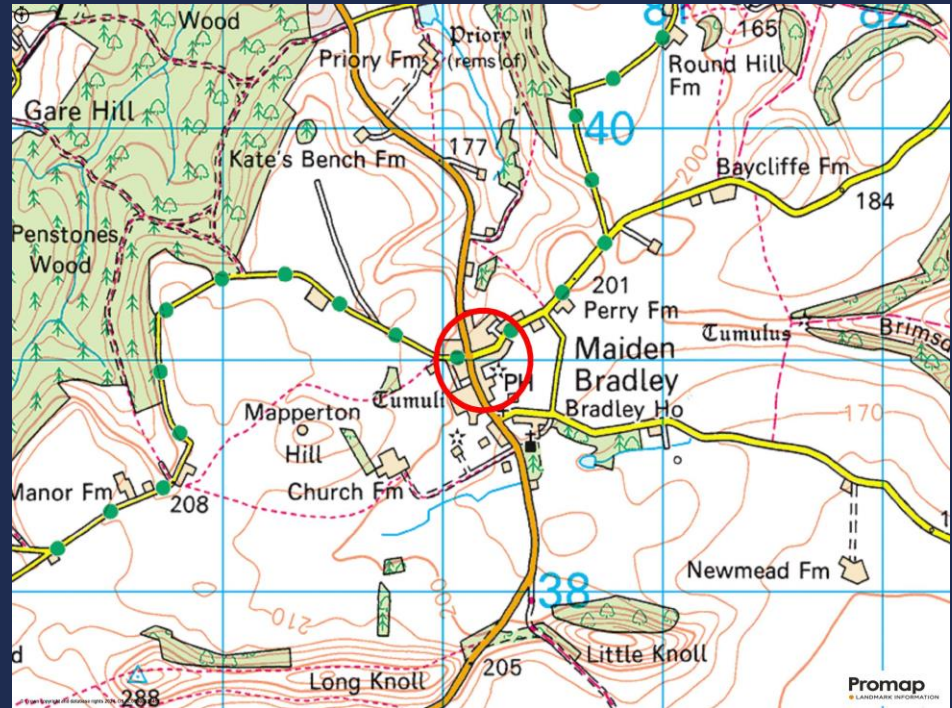
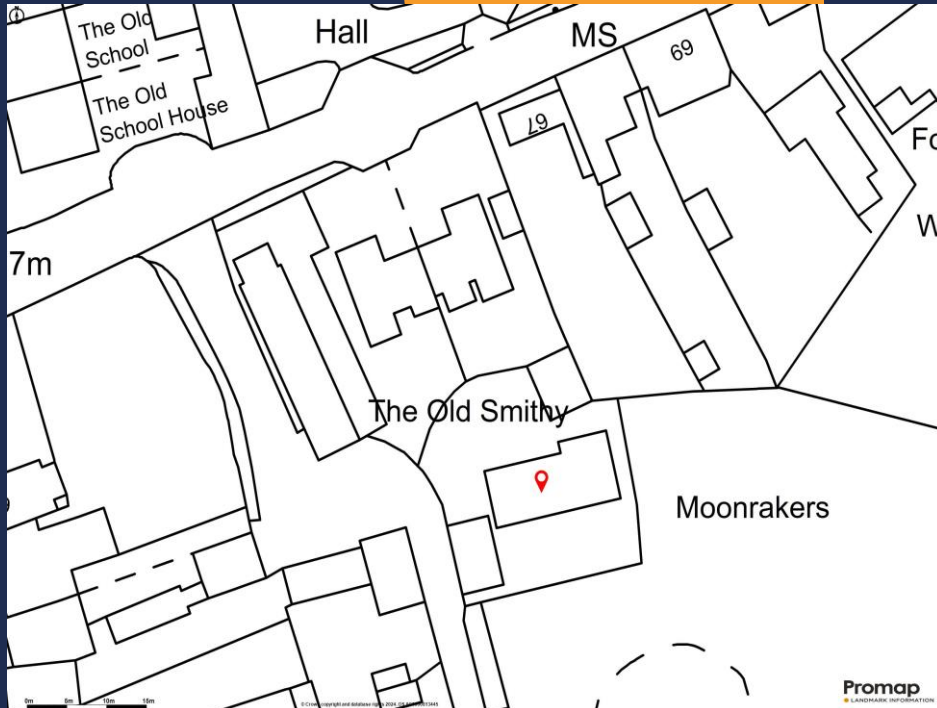


**Moonrakers  
High Street  
Maiden Bradley  
Wiltshire  
BA12 7JG**

The Tenure is freehold

Electricity, Water, Oil, Mains Water and Drainage Are Connected

The Council Tax Band is F and is charged at £3410.97 for 2024-25



IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

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