



Loft Cottage

Barrow Lane Farm, Charlton Musgrove, Wincanton, BA9 8HJ

2 Bedroom Semi-Detached Cottage

A characterful, well presented 2 bedroom cottage. The cottage forms part of an attractive barn conversion in the rural village of Charlton Musgrove.

£800 per calendar month | Available June 2025

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Fowler Fortescue
RURAL ASSET MANAGEMENT

Loft Cottage
Barrow Lane Farm
Charlton Musgrove
Wincanton
Somerset
BA9 8HJ

Description & Location

Loft Cottage is a two bedroom semi-detached barn conversion situated in the village of Charlton Musgrove, near Wincanton. Charlton Musgrove has a local church, farm shop & café and public house. Wincanton is only 3 miles drive away and offers a wide range of amenities and shops. The town of Bruton is just a short distance benefitting from a selection of shops, bars and restaurants.

Accommodation

KITCHEN/DINER

Fitted kitchen including cooker and hob.

SITTING ROOM

With direct access out onto the patio area.

SHOWER ROOM

Comprising WC, wash hand basin and shower.

MAIN BEDROOM

A large bright double room

SECOND BEDROOM

A light and airy single

Outside comprises:

COMMUNAL GARDEN & PATIO AREA

COMMUNAL UTILITY ROOM

Includes washing machine, sink, freezer and recycling facilities.

OFF ROAD PARKING

Services

There is mains electricity (separately metered and recharged to the tenant by the Landlord).

The property is served by mains water and private drainage (septic tank).

Ultrafast Broadband is available via Wessex Internet with download speeds of up to 1000Mbps. There is limited indoor mobile phone reception with outdoor signal likely from 4 main providers.

Terms

The rent is £800 per calendar month, payable monthly in advance, this includes use of the communal utility area and water and drainage charges, but is exclusive of council tax and all other utilities.

A holding deposit of £180 is payable to secure the property (see further details and conditions in our fee summary) and £920 is payable as a security deposit.

Photographs



Communal Garden

Availability

The property is available from June.

Pets

Regrettably no pets or young children due to health and safety reasons as the property is situated on the edge of a working farmyard.

Viewings

Strictly by prior appointment through Fowler Fortescue.

Disclaimer: These particulars are intended to give a fair description of the property but their accuracy cannot be guaranteed, and they do not constitute an offer of contract. Intending tenants must rely on their own inspection of the property. None of the above appliances/services have been tested by ourselves.