



Churchills Farm High Street, Hemyock EX15 3RG



A very well presented and totally refurbished detached 4 bedroomed mid-19th Century Farmhouse located on the outskirts of this popular village yet within easy reach of all amenities, within the Blackdown Hills National Landscape with enclosed low maintenance landscaped garden to rear, large garage, private gated driveway and ample off road parking.





Features

- Living Room with woodburner and bespoke bookshelves
- Office with understairs cupboard
- Remodelled Kitchen / Dining Room with large pantry, granite topped island incorporating a breakfast bar, induction hob, single oven, Aga fitted four years ago, integral microwave and dishwasher, plumbing for an American-style fridge-freezer, electric hot water heater providing immediate hot water, recorder for the 4 CCTV cameras and stable door to parking area
- Refitted Utility Room with door to parking area and garage
- Boot Room
- Airing / Ironing Room
- Shower Room
- Lobby with door to rear garden
- Landing with exposed feature stonework
- Master Bedroom with fitted wardrobes, Ensuite Bathroom with separate shower and underfloor heating
- Bedroom 2
- Bedroom 3 with fitted wardrobes and Ensuite Shower Room
- Bedroom 4
- Re-fitted family Bathroom
- Enclosed low maintenance landscaped garden to rear with LED lighting under the steps and a range of planting including rhododendrons, miniature crab apple tree, climbing roses, clematis, morello cherry tree and honeysuckle
- Large Garage with electric operated doors, fitted shower control for outside tap providing warm water for washing dogs and door to garden
- Private double wrought iron gate driveway with ample parking
- Oil fired central heating
- Double glazing
- Property recarpeted and decorated throughout
- Council tax band F
- What3words:
///segments.brambles.ocean







Churchills Farm is situated in the village of Hemyock, 5.3 miles to the centre of Wellington and 10.7 miles to Taunton town centre. The property is within easy walking distance to the pub, the church, a highly-rated doctors surgery, primary school, an outdoor bowling club, Post Office, general stores and bus stops with connections to Honiton and Taunton. It is also conveniently placed for access to the Blackdown Healthy Living Centre which offers Pilates, yoga, massage therapists, and other clubs and classes.

Wellington offers an excellent range of local amenities including a variety of independent shops, supermarkets including Waitrose and Co-Op, sport and leisure facilities and a selection of schools, both primary and secondary including Wellington School.

Taunton is a bustling, forward-looking town with excellent amenities, a good selection of independent and high street shops, distinctive restaurants, cafés, a wealth of history and sporting facilities including the County Cricket Ground.

Taunton benefits from a main line railway station linking to London Paddington in less than 2 hours and excellent communications for the M5 motorway at Junction 26 5.8 miles away.



Churchills Farm, High Street, Hemyock, Cullompton, EX15 3RG

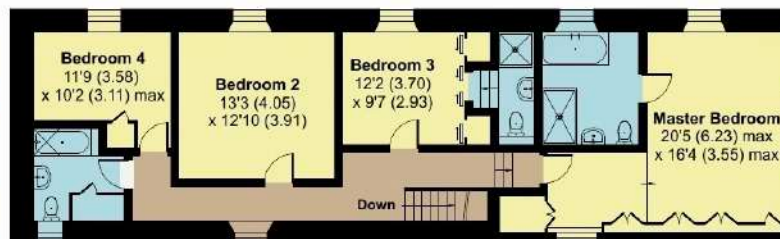
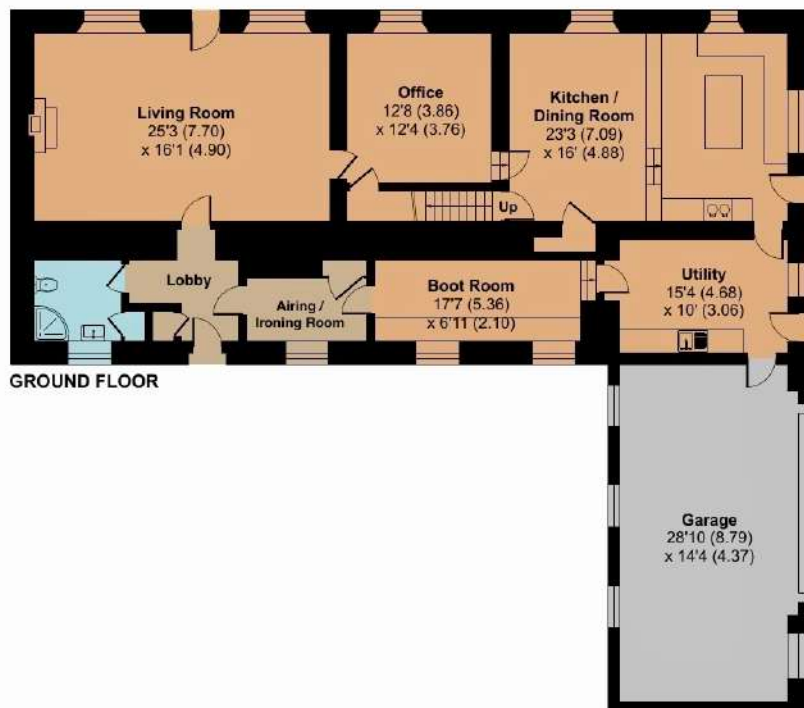


Approximate Area = 2762 sq ft / 256.5 sq m

Garage = 413 sq ft / 38.3 sq m

Total = 3175 sq ft / 294.8 sq m

For identification only - Not to scale



Viewing strictly through the selling agents:

Robert Cooney

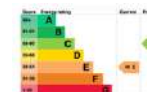
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Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2025. Produced for Robert Cooney. REF: 1282704



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**robert
cooney**

