



📍 Forest Cottage 60 St. Algars, West Woodlands,
Frome, Somerset, BA11 5ER

📄 Auction Guide £220,000

- For Sale By Online Auction
- Thursday 27th August 2026
- Lot 18
- Guide Price £220,000+

🏡 Freehold

📊 EPC Rating E



LOT 18
FOR SALE BY ONLINE AUCTION
THURSDAY 27th AUGUST 2026
GUIDE PRICE £220,000+

2 Bedroom detached cottage situated in a rural position backing onto a wooded copse. In need of modernisation with scope to extend.

The cottage comprises on the ground floor; living room with dual aspect windows and lovely fireplace, openings through to a kitchen/breakfast room and a conservatory. On the first floor; landing, 2 double bedrooms and a bathroom. There is double glazing and electric heating.

There is a hardstanding parking area and various garden areas mainly laid to lawn with mature shrubs and borders. Useful stone outbuilding and scope for extending the cottage to the rear/side (subject to planning). The extent of the property measures about 0.2 acre.

what3words///glee.grant.shoulders

For further information please go to our auction site.

Situation

West Woodlands is a small and picturesque hamlet situated in the rolling Somerset countryside, approximately three miles south of the vibrant market town of Frome. Offering an idyllic rural setting, the area is characterised by attractive period properties, open farmland and a peaceful atmosphere, making it an appealing location for those seeking country living while remaining well connected.

The nearby town of Frome provides an excellent range of amenities, including independent shops, supermarkets, cafés, restaurants, schools, healthcare facilities and leisure amenities. Renowned for its thriving arts scene, historic streets and popular monthly Independent Market, Frome has become one of the South West's most desirable market towns.

West Woodlands enjoys excellent transport links, with convenient access to the A36 and A361, providing connections to Bath, Warminster, Shepton Mallet and the wider road network. Mainline railway services are available from Frome, offering regular connections to Bath, Bristol, Salisbury and London Paddington.

The surrounding countryside offers outstanding opportunities for walking, cycling and equestrian pursuits, with nearby attractions including the Longleat Estate, Cranborne Chase National Landscape, Stourhead House and Gardens and the Mendip Hills National Landscape, all within easy reach.

Combining the tranquillity of rural Somerset with excellent access to the amenities of Frome and the wider region, West Woodlands offers an attractive balance of countryside living and convenience, making it a sought-after location for owner-occupiers, investors and those seeking a peaceful rural lifestyle.

Viewings

To arrange a viewing, contact: Trowbridge Office

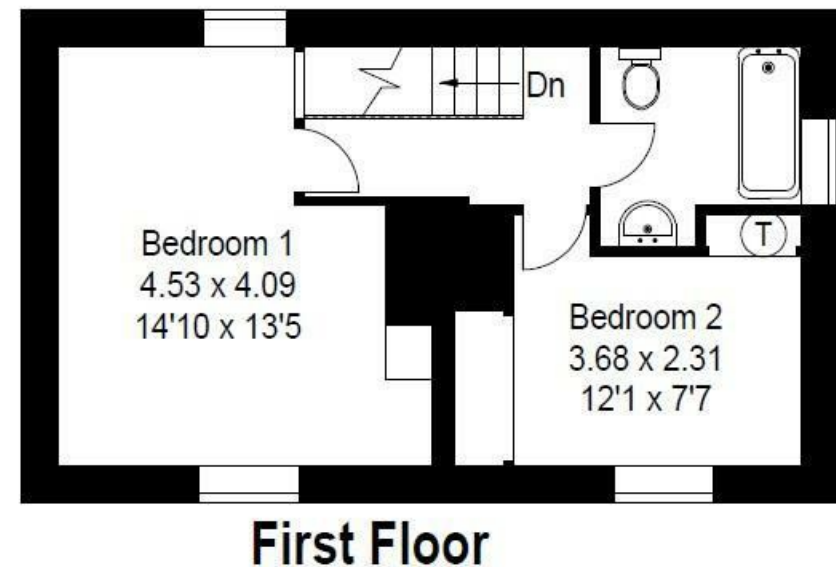
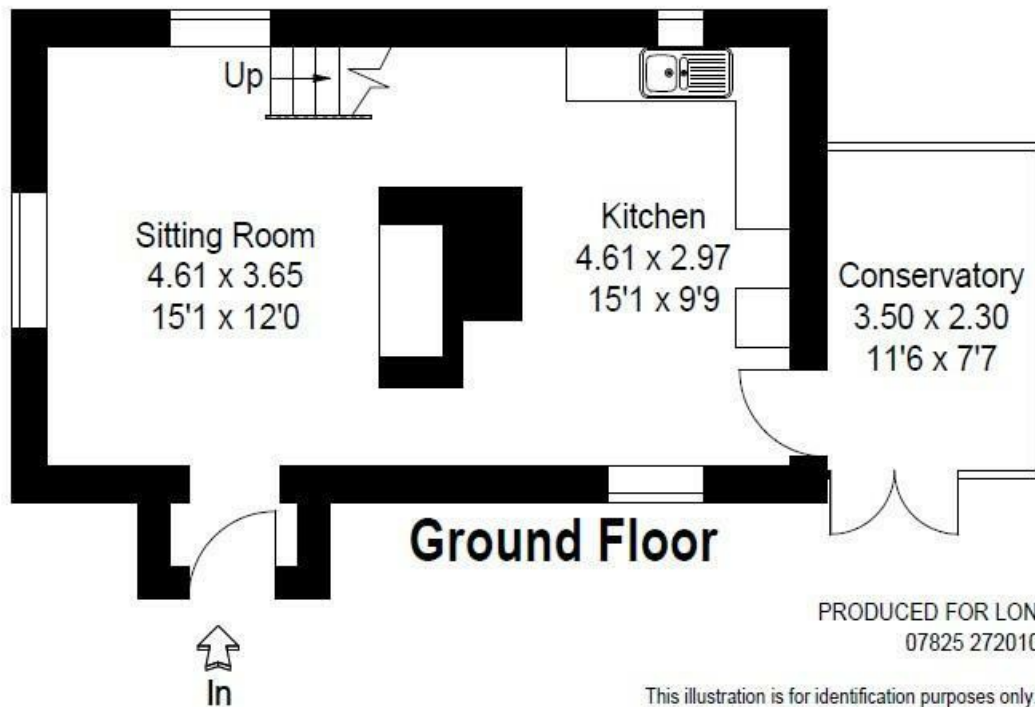
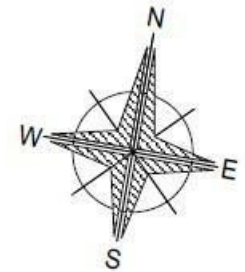
There will be numerous pre-arranged open house viewing slots lasting for 30 minutes and you can book in by contacting the Auctioneers.

If you have any concerns with viewings, please contact the relevant Strakers office and we would be happy to discuss them with you and hopefully put you at ease.



Forest Cottage, West Woodland, BA11 5EN

Approximate Gross Internal Area :- 86 sq m / 925 sq ft



PRODUCED FOR LONGLEAT ESTATE 2015
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This illustration is for identification purposes only. Measured & drawn in accordance with RICS guidelines.
Not drawn to scale, unless stated.

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