



**Lower Chapel Court, South Horrington Village, Wells, BA5 3DF**

**welcome to**

**Lower Chapel Court, South Horrington Village Wells**

On the outskirts of the Cathedral City of Wells, this unique and stunning Grade II Listed three-bedroom character property offers outstanding high ceiling Victorian accommodation with the benefit of vast communal gardens and allocated parking. Viewing is highly recommended!





**Ground Floor**



**First Floor**

**Entrance Hall**

**Sitting / Dining Room**

11' 2" x 18' 3" ( 3.40m x 5.56m )

**Kitchen**

9' 5" max x 10' 9" max ( 2.87m max x 3.28m max )

**Shower Room**

**First Floor Landing**

**Main Bedroom**

10' 9" max x 12' 3" max ( 3.28m max x 3.73m max )

**Bedroom Two**

8' 11" max x 12' 1" max ( 2.72m max x 3.68m max )

**Bedroom Three**

8' 10" max x 9' 8" max ( 2.69m max x 2.95m max )

**Family Bathroom**

**Outside**

**Gardens**

**Parking**

**Tenure**

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

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## Lower Chapel Court, South Horrington Village Wells

- Grade II Listed 3 Bedroom Home - Part of the Former Victorian Mendip Hospital Conversion
- Stunning Architectural Designed Accommodation - Large Mullion Windows & High Ceilings
- Spacious Living Room, Contemporary Integral Kitchen & Ground Floor Shower Room

Tenure: Leasehold EPC Rating: C

Council Tax Band: D Service Charge: 2167.13

Ground Rent: 75.00

This is a Leasehold property with details as follows; Term of Lease 999 years from 19 Apr 2026. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers over **£260,000**



Please note the marker reflects the postcode not the actual property

**view this property online** [allenandharris.co.uk/Property/WEL105984](https://www.allenandharris.co.uk/Property/WEL105984)



Property Ref:  
WEL105984 - 0005

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