

Towers Wills

Town & Country

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Box Cottage, North Street, Stoke-sub-Hamdon, Somerset TA14 6QP

£290,000

Towers Wills are delighted to bring to market this charming three bedroom terraced cottage, believed to date back to circa 1880 when originally constructed as a store house for the local box factory, before being converted into a residential dwelling in the 1980s. Full of character and offering versatile, spacious accommodation arranged over multiple levels, this unique home must be viewed to be fully appreciated. Situated in the heart of the village and within easy reach of local amenities, the property provides flexible living space with access at street level and accommodation arranged over the upper floors.

Accommodation:

Ground Floor

Entrance Hall

Accessed from street level, with storage area housing the gas boiler and stairs rising to the main living accommodation.

First Floor – Main Living Area

Dining Room (3.70m max x 5.81m max)

A generous dining space with two double glazed windows to the front, radiator, useful storage area and large open hatch to the kitchen.

Sitting Room (5.05m x 5.07m)

A characterful reception room featuring double glazed windows to both front and rear, double glazed door to the rear courtyard garden, exposed wooden beams, radiator and feature log burner.

Kitchen (1.96m x 2.75m)

Fitted with solid granite worktops, inset one bowl sink, integrated gas hob with extractor over, integrated electric double oven and space for dishwasher. Open plan to:

Utility Area (1.99m x 3.01m)

Double glazed window and door to the rear courtyard, additional double glazed window, one bowl stainless steel sink/drainer, radiator, space for washing machine, integrated undercounter fridge and integrated undercounter freezer.

WC

Double glazed window to the rear, WC and wash hand basin.

Second Floor Landing

Two double glazed windows to the front, two radiators and loft hatch.

Bedroom One (3.84m x 3.62m)

Double glazed window to the rear, radiator and fitted wardrobe.

Bedroom Two (2.46m x 3.99m)

Double glazed window to the rear, radiator and fitted wardrobes.

Bedroom Three (2.50m x 2.93m)

Double glazed window to the front, radiator and fitted wardrobe.

Shower Room / Wet Room (2.88m x 2.67m)

Double glazed window to the rear, shower area, WC, twin wash hand basins, radiator and airing cupboard housing the water tank.

Outside:

Key Features

- NO ONWARD CHAIN
- Popular Village Location
- Terraced Cottage
- Versatile Accommodation
- Three Bedrooms
- Enclosed Courtyard Garden
- Early Viewing Advised

Contact Us

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Energy Efficiency

Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C		
55-68	D		
39-54	E	48 E	
21-38	F		
1-20	G		

To the rear, accessed from the first floor living accommodation, is an enclosed courtyard garden providing an ideal space for alfresco dining and entertaining, with rear access.

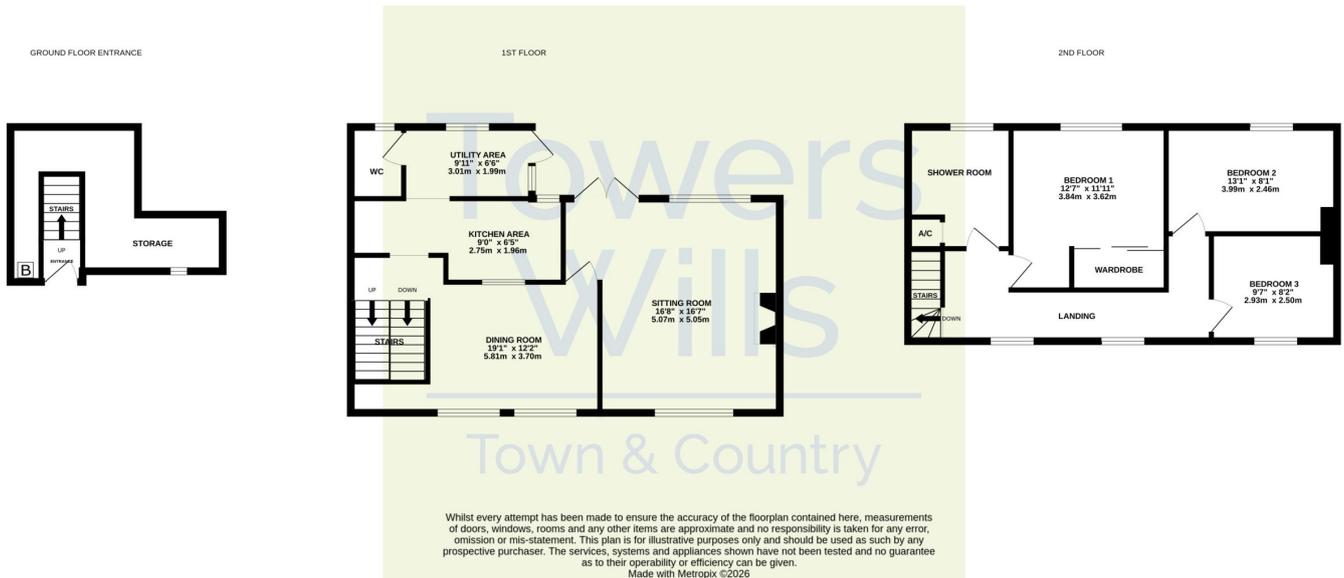
To the front, from the hallway, the property opens directly onto the pavement with street access and nearby on-road parking available.

A rare opportunity to acquire a character home offering spacious and flexible living in a central village location.

Early viewing is strongly recommended – please contact Towers Wills to arrange a viewing.



Floor Plan



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