



## 5 The Barns, Southmead Farm, Ilchester, Yeovil, Somerset, BA22

OTT

A well presented two bed barn conversion in a rural setting



- Rural location close to A303
- Two double bedrooms

- Spacious kitchen
- Off road parking

£1,100 Per Calendar Month

A well presented two bedroom barn conversion built of stone under a tiled roof

Spacious kitchen diner, with ample space for large table. Sitting room with doors leading to outside space. Ground floor shower room. First floor two double bedrooms and bathroom.

The rent is exclusive of the following utility bills council tax and electric. Water and drainage included in the rent. There is mobile coverage in the area, please refer to Ofcom's website for more details. As stated on Ofcom website standard broadband is available to the area. As stated on the GOV.UK website there is very low risk of flooding. The property has electric heating, underfloor on the ground floor and will be let unfurnished.

Available July 2026 for a long let  
Rent £1100 per month £253 per week  
Holding deposit £253  
Security deposit £1269  
Council tax band C  
EPC band C

## OUTSIDE

Long driveway leads to the property, with other similar properties located nearby. Off road parking in front of the property. Outside space to the rear of the property.

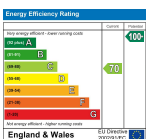
## SITUATION

Ilchester is a village situated on the River Yeo five miles north of Yeovil. The village offers local amenities, local shop, restaurants and public houses. Garage and take away.

## DIRECTIONS

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From the centre of Yeovil take the A37 towards Ilchester. Drive through the village, following the road round to the left and over 2 roundabouts passed the school and The Cheese factory. Continue over the bridge towards Somerton and directly the other side of the bridge turn left into a private track. Follow the track round behind the big house and eventually to the hamlet of barns.



Yeovil/KM/23.05.26

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