



Denmans Farm Denmans Lane, Cannington Bridgwater TA5 2LH

welcome to

Denmans Farm Denmans Lane, Cannington Bridgwater

An exceptional 4 bedroom detached residence offering refined rural living where heritage charm meets contemporary luxury.

Location:

Denmans Farm House enjoys an enviable position in a picturesque countryside setting, while remaining conveniently close to nearby villages, schools, and transport connections. This makes it a rare opportunity to enjoy the very best of rural living without compromising accessibility. It is a stone's throw away from the bustling market town of Bridgwater. Bridgwater offers a wide selection of amenities from supermarkets, eateries, schools, and transport links including the M5 Motorway

What Three Words:

W3W: ///reflector.material.hired

Need To Part Exchange?

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-Sell your home with no viewings, no renovations, and no chains.

-Complete within 7 days or on a date that suits you.

-Move stress-free with 14 days access to your home post completion.

-Your sale won't fall through, Spring Part-Exchange is guaranteed.

-Terms & conditions apply

Please Note

We will endeavour to use the photographs/measurements of the actual property but may also show pictures/measurements of the show home, similar plots and/or computer generated images. Our virtual/360 tours will be of the development show homes. Floor plan images may be handed.

£1000 Reservation Fee Applies

Entrance Hall

Oak door. 2 x Double Glazed Windows. Ample storage for shoes and coats. Radiator.

Lounge

25' 5" Max x 18' 1" Max (7.75m Max x 5.51m Max)
Spot light. Two double glazed windows. Room for a log burner.

Dining Room

31' 3" x 8' 9" (9.53m x 2.67m)
Three velux windows . One double glazed window.
Radiator.

Office/ Snug Room

22' 2" x 8' 6" (6.76m x 2.59m)
Double glazed window. Double glazed French Doors. Spot lighting.

Walk In Storage Room.

5' 3" x 4' (1.60m x 1.22m)
Sockets.

Cloakroom

Wash basin. Heated towel rail. W.C. Double glazed window.

Kitchen

16' 5" x 16' 11" (5.00m x 5.16m)
Island, including ample storage and secret draws. Large built in fridge and freezer and built in dishwasher. 7 gas top oven and extraction. Under lighting. Double sink. Ample built in storage. Bin storage. Ample sockets.

Utility Room.

9' 1" x 8' 9" (2.77m x 2.67m)
Space for washing machine and tumble dryer. Sink. Large amount of built in storage.





Landing

Heating control via wifi. Carpeted. Radiator. Two velux windows.

Bedroom 1

18' 11" Max x 17' 7" Max (5.77m Max x 5.36m Max)
Carpeted. Radiator. Corner aspect. High ceilings.
Ample sockets. Space for extra furniture. Fantastic views.

En Suite

Tiled floor. Double headed shower. Wash basin and storage. Heated towel rail. Stunning views.

Bedroom 2

14' x 9' 1" (4.27m x 2.77m)
Carpeted. Double Glazed. Radiator. High ceiling.

Bedroom 3

10' 11" x 9' 7" (3.33m x 2.92m)
Carpeted. Double glazed. Radiator. Countryside view. Access to loft.

Bedroom 4

11' 1" Max x 10' 8" Max (3.38m Max x 3.25m Max)
Carpeted. Double glazed. Radiator. Double glazed velux window.

Bathroom

Tiled floor. His and her sink. Ample storage. Heated towel rail. Separate cask bath and shower.

Loft

Extensive loft space. Pull down ladder and light.
Potential for conversion (STP).

Front Garden

Laid to Patio. Original stone wall . Path leading to property and access to both sides.

Rear Garden

Mainly laid to lawn with sandstone patio.
Countryside back drop.

Outbuildings

16' 4" x 12' 11" (4.98m x 3.94m)
Huge potential with outbuilding. Windows installed.
Potential for conversion or Holiday Let/ Annex.
(STP).
Separate outbuilding for water tank.



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welcome to

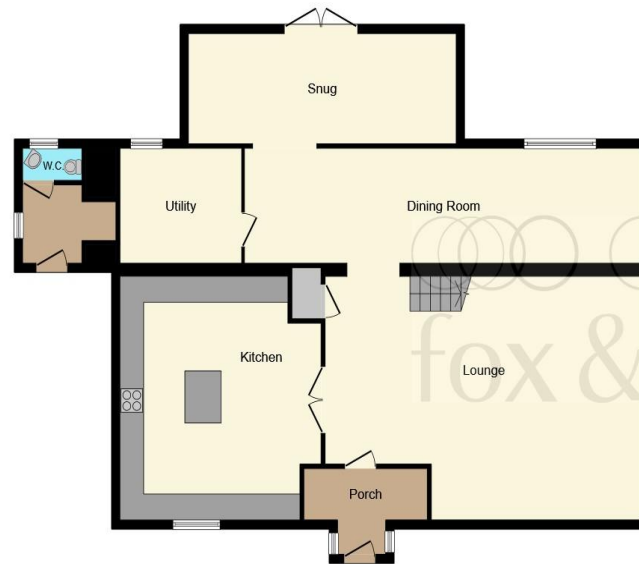
Denmans Farm Denmans Lane, Cannington Bridgwater

- Blend of modern convenience & traditional charm
- Four double bedrooms and two bathrooms
- 10 Year Structural Guarantee
- No onward chain
- High levels of interest expected

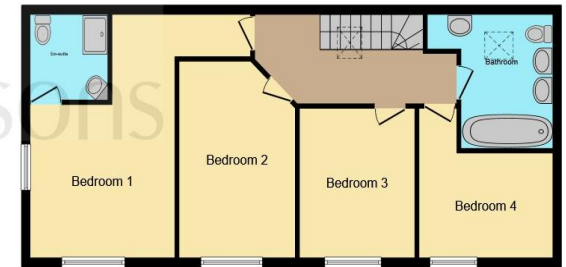
Tenure: Freehold EPC Rating: C

Council Tax Band: Deleted

£650,000



Ground Floor



First Floor

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

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Property Ref:
TAU108480 - 0009

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