



£127,500

At a glance...



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**holland
& odam**

Flat 6
The Old Coach House
Longbridge
Shepton Mallet
Somerset
BA4 5EN

TO VIEW

55, High Street, Wells,
Somerset BA5 2AE

01749 671020

wells@hollandandodam.co.uk



Directions

Take the A371 from Wells to Shepton Mallet. Upon entering Shepton Mallet take the first left at the roundabout onto Rectory Road and then the next left into Cats Ash. Continue down the hill and turn right at the bottom into Longbridge. The Old Coach House will be found on the left after approx 100m.

Services

Mains electricity, water and drainage are connected.
Electric storage heaters

Local Authority

Somerset Council
0300 1232224
somerset.gov.uk

Tenure

Share of Freehold
Management Charges - £804 per annum
Length of Lease - 999 years from 1st December 1990



Location

Shepton Mallet provides a good choice of shopping facilities, a garden centre, numerous pubs, restaurants, an outdoor swimming pool and a leisure centre. The ever popular Art Bank cafe has regular music nights and events. The town also provides both primary and secondary schools and has a bus link to Wells Blue School. With good road links to Bristol and Bath c.21 miles and the A303 Podimore Junction 14 miles. Bristol International Airport is 22 miles and Castle Cary railway station 7 miles.

Insight

An extremely spacious top floor two bedroom apartment which has been rented out for the past few years. With generous room sizes throughout and an allocated parking space, it really is one to view. It would benefit from general updating and is being offered with no onward chain.

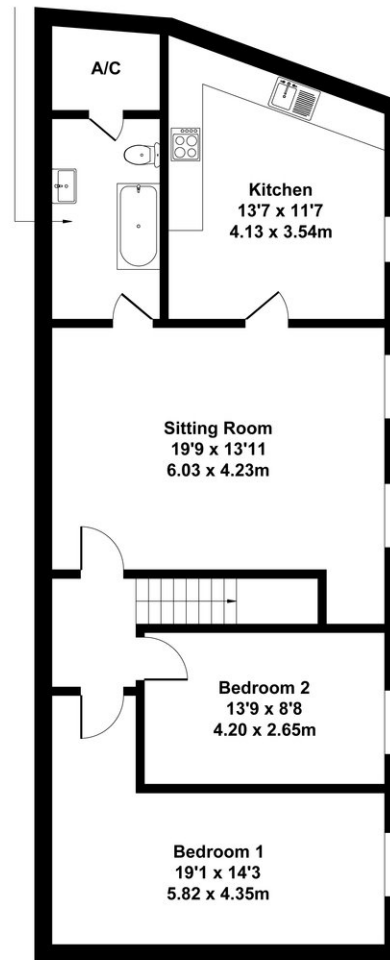
- Taking up the entire top floor of this Grade II listed building and being set in a conservation area
- Large kitchen dining room with plenty of worktop space and room for a table and chairs
- The sitting room measures over 6m (20ft) x 4m (13ft)
- Two generous double bedrooms with space for wardrobes and additional furniture
- The bathroom comprises bath with electric shower, toilet and wash hand basin. An airing cupboard can be accessed from the bathroom
- All of the windows offer views over rooftops and towards the trees beyond
- Allocated parking space
- Being offered with no onward chain



The Old Coach House, Shepton Mallet BA9 5EN

Approximate Gross Internal Area
969 sq ft - 90 sq m

Bathroom
11'6 x 6'2
3.50 x 1.89m



Kitchen
13'7 x 11'7
4.13 x 3.54m

Sitting Room
19'9 x 13'11
6.03 x 4.23m

Bedroom 2
13'9 x 8'8
4.20 x 2.65m

Bedroom 1
19'1 x 14'3
5.82 x 4.35m

Not to Scale. Produced by The Plan Portal 2026
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