



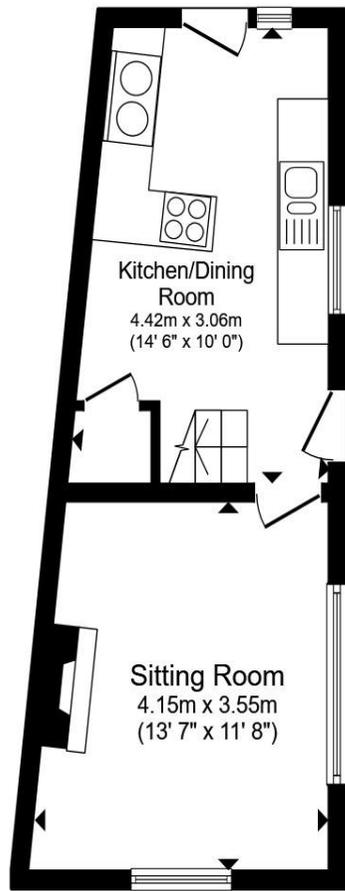
29 Doultling, Shepton Mallet, BA4 4QD

welcome to

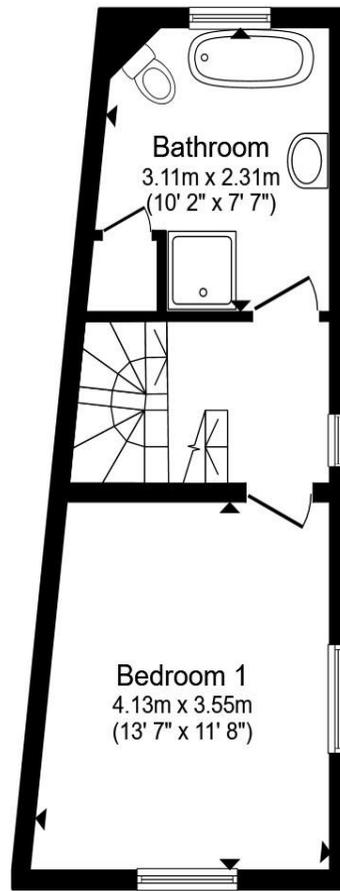
Douling, Shepton Mallet

A striking Grade II listed stone cottage full of original character offering a rare opportunity, whether as a truly special first time buy, an ideal downsizing option, or a fabulous investment with excellent potential as an Airbnb. Offered with no onward chain.

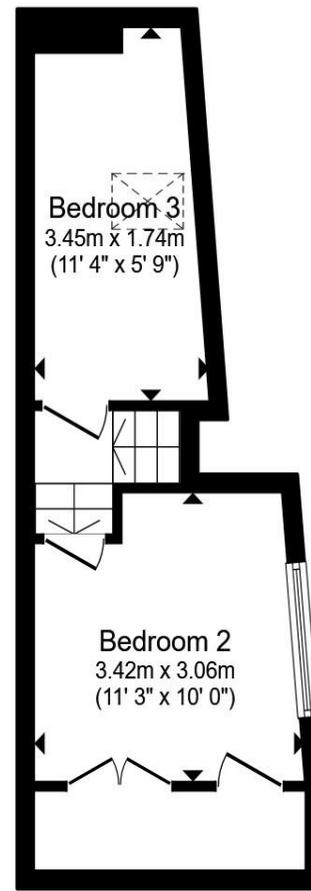




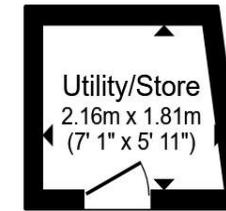
Ground Floor



First Floor



Second Floor



Outbuilding

Entrance

Kitchen Dining Room

10' x 14' 6" (3.05m x 4.42m)

Sitting Room

11' 8" x 13' 7" (3.56m x 4.14m)

First Floor Landing

Main Bedroom

11' 8" x 13' 7" (3.56m x 4.14m)

Bathroom

10' 2" x 7' 7" (3.10m x 2.31m)

Second Floor Landing

Bedroom Two

10' x 11' 3" (3.05m x 3.43m)

Bedroom Three

5' 9" x 11' 4" (1.75m x 3.45m)

Outside

Rear Garden

Stone Outbuilding

7' 1" x 5' 11" (2.16m x 1.80m)

Total floor area 79.3 m² (854 sq.ft.) approx

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.propertybox.io

welcome to

Doultong, Shepton Mallet

- Characterful Grade II Listed Cottage in Attractive Mendip Village
- Conveniently Positioned - 5 miles South of Wells & Cities of Bath & Bristol Within Easy Reach
- Outstanding Character Accommodation Arranged Over 3 Floors
- Kitchen Dining Room Complete with Multi fuel Aga Rayburn
- Traditional Dual Aspect Sitting Room with Handmade Stone Fireplace & Multi Fuel Stove
- Three Bedrooms Arranged Across Two Upper Floors
- Spacious Four Piece Bathroom with Roll Top Bath
- Low Maintenance Garden plus Stone Outbuilding

Tenure: Freehold EPC Rating: F

Council Tax Band: B

guide price

£290,000



Please note the marker reflects the postcode not the actual property

view this property online allenandharris.co.uk/Property/WEL106351



Property Ref:
WEL106351 - 0006

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.


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