



Theale, Wedmore
£300,000





Bedrooms: 2

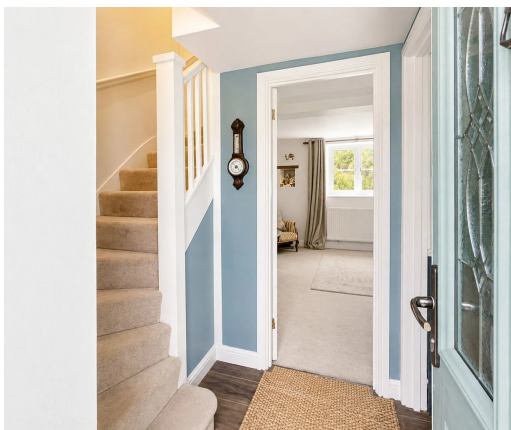
Bathrooms: 1

Receptions: 1

A charming period stone-built barn conversion situated in the popular village of Theale, conveniently positioned between Wedmore and Wells. The property has been thoughtfully updated by the current owners and offers well-presented accommodation with plenty of character, including two double bedrooms, a stylish kitchen, a comfortable sitting/dining room with wood-burning stove and a recently renovated bathroom.

Outside, there is a particularly generous garden with views towards the Mendip Hills, together with a garage and off-road parking.

The property has a lovely sense of character throughout, whilst having been brought up to date to create a comfortable and practical home. The kitchen is particularly smart, with a good range of navy and white cabinetry, attractive work surfaces and integrated appliances. The sitting/dining room is a warm and inviting space with plenty of room for both seating and dining, with the wood-burning stove providing a lovely focal point. Upstairs are two well-proportioned double bedrooms and a beautifully finished bathroom, recently renovated by the current owners and featuring a walk-in shower.



To the front of the property is a pretty walled garden, mainly laid to lawn, with side access leading through to the rear. The rear garden is a particularly good feature, being a generous size with a lawned area and patio seating area, together with attractive views towards the Mendip Hills. There is also a single garage and useful off-road parking.

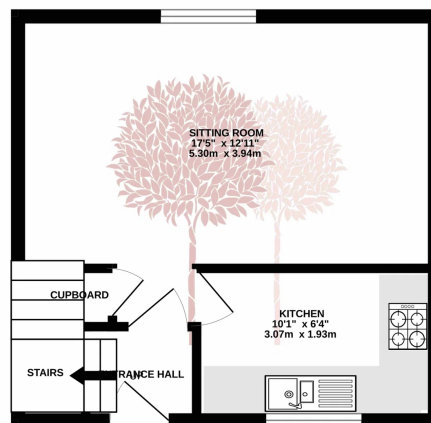
What we love about the property... A really lovely period barn conversion which has been thoughtfully updated and is presented beautifully. We love the combination of character and modern finish, the excellent garden, garage and parking, and those lovely views towards the Mendip Hills.

Situation: Theale is a small and popular village situated approximately 2.5 miles from Wedmore and within easy reach of Wells. Wedmore offers an excellent range of local amenities including shops, butchers, fishmongers and several pubs, as well as a thriving village community. The cathedral city of Wells is approximately 7 miles away and offers a wider range of shopping, leisure and educational facilities. The A38 is also readily accessible, providing good links towards Bristol, Bristol International Airport and the M5.

Directions: From Wedmore, follow the Wells Road (B3139) towards Theale for approximately 2 miles. Continue through Theale and look out for the Debbie Fortune For Sale board. Turn left into Yeo Moor Drove and continue along the lane. The Hawthorns will be found at the first garage on the left, where parking is available. What3Words: ///ooze.benched.mime

Material Information: This property operates on LPG gas central heating. Council Tax Band: B EPC: tbc

GROUND FLOOR
293 sq.ft. (27.2 sq.m.) approx.



1ST FLOOR
293 sq.ft. (27.2 sq.m.) approx.

