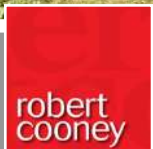




Cheppings Spearcey Lane, Trull TA3 7HJ



Situated in this highly sought after village location just 2.2 miles from the centre of town is this extended, refurbished and immaculately presented 4 double bedrooomed detached family home with superb open plan Living Room / Fitted Kitchen / Breakfast Room with bi-fold doors opening onto the enclosed South-West facing landscaped garden to rear with double garage and driveway parking.





Features

- Entrance Hall
- Open Plan Living Room / Fitted Kitchen / Breakfast Room with range style cooker, integrated appliances, central island, bi-fold doors and French doors to garden
- Utility Room with door to garden
- Study / Playroom
- Cloakroom
- Master Bedroom with fitted wardrobes and Ensuite Shower Room
- 3 further double Bedrooms
- Family Bathroom with separate shower
- Enclosed landscaped South West facing garden to rear with patio area and Summer House
- Double Garage and driveway parking
- Gas central heating
- Double glazing
- Council tax band E
- What3words:
[///validated.earl.gamer](https://www.what3words.com/validated.earl.gamer)







The village of Trull provides excellent amenities including parish church, thriving shop, post office, garage, tennis club, primary school and a regular shuttle bus service to Taunton town centre.

Taunton, situated 2.2 miles away, is a bustling, forward-looking town with excellent amenities, a good selection of independent and high street shops, distinctive restaurants, cafés, a wealth of history and sporting facilities including the County Cricket Ground.

Taunton benefits from a main line railway station linking to London Paddington in less than 2 hours and excellent communications for the M5 motorway at junction 25, situated on the eastern side of the town.

Taunton also offers a good selection of both state and independent schools including Castle School, Taunton School, King's and Queen's Colleges and Richard Huish Sixth Form College.



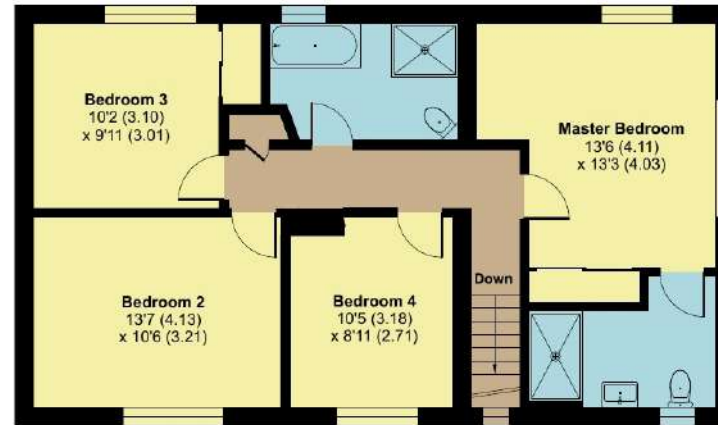
Cheppings, Spearcey Lane, Trull, Taunton, TA3 7HJ

Approximate Area = 1745 sq ft / 162.1 sq m

Garage = 356 sq ft / 33 sq m

Total = 2101 sq ft / 195.1 sq m

For identification only - Not to scale



Viewing strictly through the selling agents:

Robert Cooney

Corporation Street, Taunton,
Somerset TA1 4AW

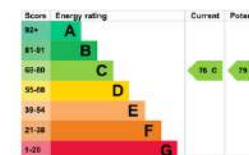
Telephone 01823 230 230

E-mail taunton@robertcooney.co.uk

Website robertcooney.co.uk



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Robert Cooney. REF: 1435987



For clarification, we wish to inform prospective purchasers that: these particulars are set out as a general outline only for the guidance of intended purchasers, and do not constitute, nor constitute part of, an offer or contract; all descriptions, dimensions, references to condition and necessary permission for use and occupation, and other details, are given without responsibility and any intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them; no person in the employment of Robert Cooney has any authority to make or give any representation or warranty whatever in relation to this property; we have not carried out a detailed survey nor tested the services, appliances and specific fittings.

**robert
cooney**

