



- An extended detached bungalow in a rural setting
- Surrounded by picturesque countryside and farmland
- Attractive lounge with open fireplace and a smart kitchen/breakfast room
- Large dining room, three well proportioned bedrooms and a lovely bathroom
- Good size plot with level gardens, easy parking and a garage
- Excellent commuter links to Wells, Bath & Bristol



'Set in a picturesque rural setting overlooking farmland and countryside, this detached bungalow is presented in wonderful order throughout!'

This three bedroom, extended detached bungalow is presented in superb order throughout, could be moved into with the minimum of fuss and is set on an sizeable level plot in a pretty, rural location. The property has very well proportion accommodation which comprises an entrance porch with door leading into a useful cloakroom/wc and the porch continues into a welcoming L-shaped hallway where there is space for shoes and coats. The property has a light and airy lounge with attractive, cosy open fire, separate dining room with two sets of French doors opening onto the garden and the dining room connects nicely to a really lovely kitchen/breakfast room with a selection of integrated appliances and a breakfast bar. The property has three bedrooms all of which are a comfortable size and a large bathroom complete with both a bath and separate shower enclosure. Th property has double glazing, GCH and is connected to septic tank drainage. This property would suit those looking for a quiet rural setting but with excellent commuter links close by.

Externally the property has a private gated driveway providing ample parking in front of a single garage. There is large level lawn front garden which overlooks neighbouring farmland and countryside and at the rear there is a fully enclosed, more manageable garden laid to a combination of patio and lawn, is entirely level and has a very private feel. Door into the rear of the garage.

Hay Street is situated on the rural outskirts of Ston Easton and is just three and a half miles in distance from Midsomer Norton town centre. The main A37 is under half a mile from the property which provides easy access to Wells, Bath & Bristol. Both Bristol and Bath city centre are both fourteen miles in distance making this property the ideal commuter rural retreat.

Tenure: Freehold

Council Tax Band: E





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Score	Energy rating	Current	Potential
92+	A		95 A
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69-80	C		
55-68	D	65 D	
39-54	E		
21-38	F		
1-20	G		

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