



TO LET

Market Square, Crewkerne, TA18 7LE

Monthly Rental Of £725



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ESTATES

Tucked away within a private gated courtyard, in the heart Crewkerne, is this charming character cottage. with the added benefit of a communal garden.

The well presented accommodation comprises open plan kitchen/living room on the ground floor.

Upstairs is a master bedroom with a mezzanine area and a good size bathroom.

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LOCATION

The country town of Crewkerne is set in surrounding countryside and offers an extensive range of shopping facilities including Waitrose, churches of several denominations, schools, banks, inns, restaurants, doctor and veterinary surgeries, bus services to neighbouring towns and villages and mainline railway station to Waterloo.

Yeovil is nine miles, South Petherton five, A303 four, South coast at Lyme Regis twenty-three miles and the county town of Taunton (M5 motorway and mainline station to Paddington) eighteen miles.

Communal Entrance Courtyard

Coded entry door leading into a communal courtyard.

Living Room 15' 8" x 11' 3 max (4.77m x 3.43m)
Front aspect window, pine style laminate flooring, storage heater, stairs to first floor with under stairs cupboard, open plan to kitchen.

Kitchen 9' 5" x 6' 10 (2.87m x 2.08m)
Tiled flooring, fitted kitchen comprising a range of wall and base units with worktops over, plumbing for washing machine, single drainer sink unit, space for cooker and space for fridge freezer.

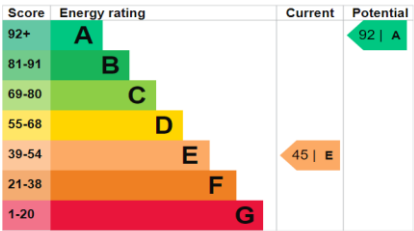
Bedroom 15' 7" x 7' 6 (4.75m x 2.28m)
Dual front aspect windows, vaulted ceiling with feature exposed beams and storage heater. Ladder leading up to a mezzanine area with access to loft.

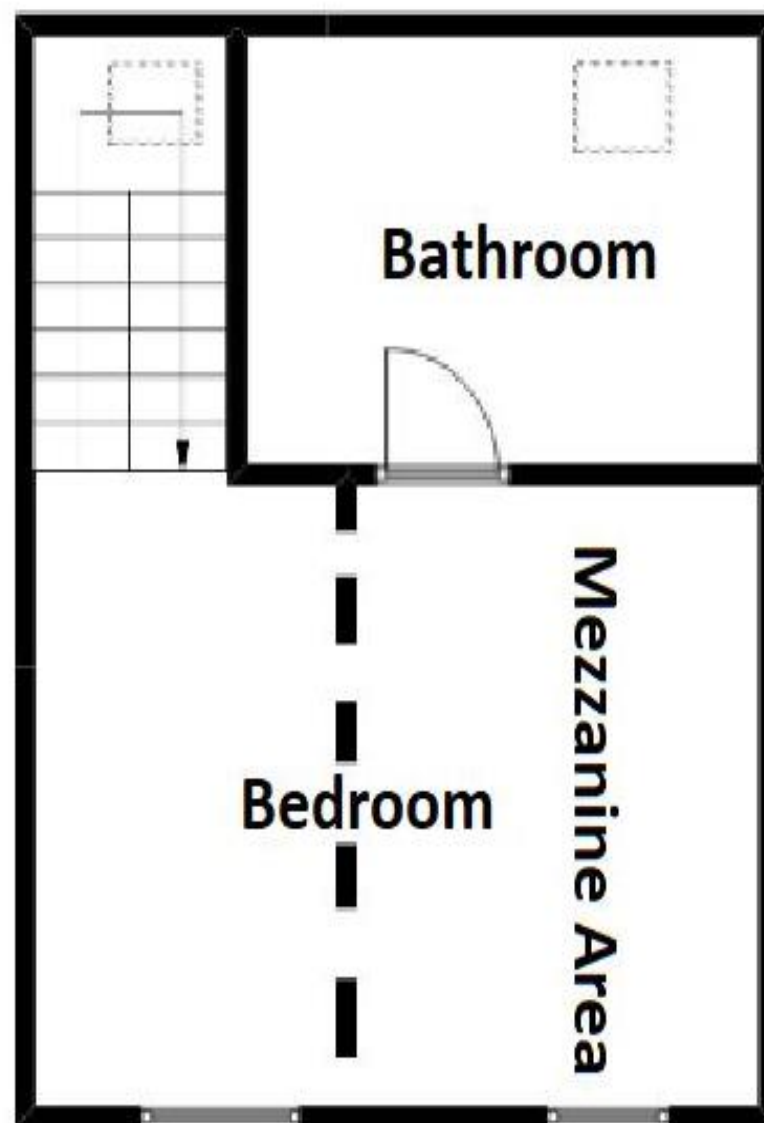
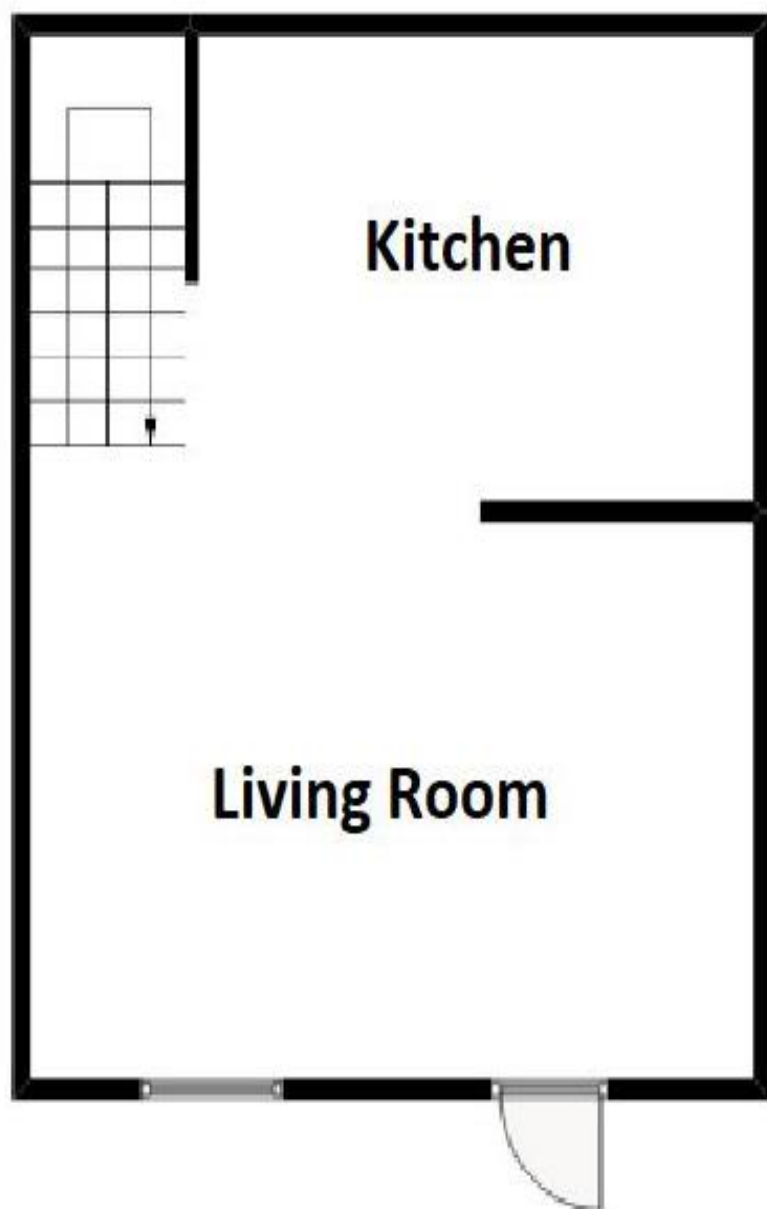
Stairs
Half Turn staircase with half landing, velux style skylight.

En-Suite Bathroom
Feature exposed beams, velux style skylight, suite comprising panelled bath with shower over, pedestal wash hand basin, close coupled w.c. airing cupboard

Outside
There is a communal lawned garden and drying area, with a lovely view of the church tower.

- Material Information**
- Council Tax - A
 - EPC - E
 - Shared Garden (maintained by another resident)
 - Parking - On Street
 - Services - Mains electric, water and drainage
 - Broadband - Ultrafast 1000Mbps available (Source Ofcom)
 - Flood Zone - This property has very low risk of flooding from river and sea (Source Gov.co.uk)





01460 477977 or 01935 277977 www.orchardsestates.com

Orchards Estates, 11 North Street Workshops, Stoke sub Hamdon, TA14 6QR



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