



Offers Invited
£92,500

At a glance...



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**holland
& odam**

Flat 4
Alba Ryder Court
Longbridge
Shepton Mallet
BA4 5EN

TO VIEW

55 High Street, Wells,
Somerset BA5 2AE

01749 671020

wells@hollandandodam.co.uk



Directions

Take the A371 from Wells to Shepton Mallet. Upon entering Shepton Mallet take the first left at the roundabout onto Rectory Road and then the next left into Cats Ash. Continue down the hill and turn right at the bottom into Longbridge. Alba Ryder Court will be found on the left after approx 100m

Services

Mains electricity, water and drainage are connected. Electric heaters.

Local Authority

Somerset Council
0300 1232224
somerset.gov.uk

Tenure

Leasehold - 999 years from 1st June 1990
Service/Maintenance Charges - £70pcm
Ground Rent - £25pa



Location

Shepton Mallet provides a good choice of shopping facilities, a garden centre, numerous pubs, restaurants, an outdoor swimming pool and a leisure centre. The ever popular Art Bank cafe has regular music nights and events. The town also provides both primary and secondary schools and has a bus link to Wells Blue School. With good road links to Bristol and Bath c.21 miles and the A303 Podimore Junction 14 miles. Bristol International Airport is 22 miles and Castle Cary railway station 7 miles.

Insight

A spacious first floor, one bedroom flat with an allocated parking space being just a short walk from Shepton Mallet town centre. Offered with no onward chain.

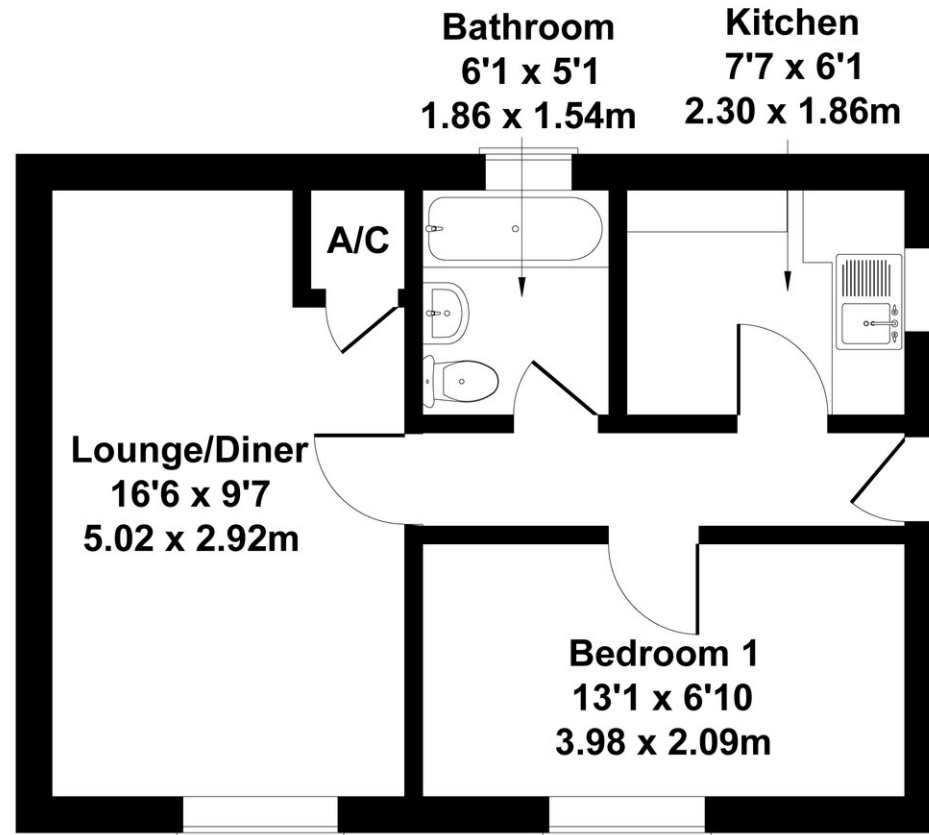
- Being offered with no onward chain
- Ideal for first time buyers or investors
- Good size bedroom
- Generous sitting dining room
- Bathroom with wash handbasin, bath and toilet
- Access to nearby countryside walks



Alba Ryder Court

Approximate Gross Internal Area

377 sq ft - 35 sq m



Not to Scale. Produced by The Plan Portal 2026
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DISCLAIMER

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title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.

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