



- A smartly presented two double bedroom cottage
- Centrally located within the heart of the village
- Lounge with attractive feature fireplace and log burner
- Stylish kitchen/dining room with access to the garden
- Private, fully enclosed rear garden
- Close to amenities and transport connections



'A pretty stone built terrace cottage in the heart of the village, beautifully presented and with a private, enclosed rear garden!'

This attractive two bedroom terraced cottage is in excellent order throughout and has huge amount of charm and character. The property enjoys accommodation which comprises an entrance lobby perfect for shoes and coats and this leads through to a cosy lounge with a beautiful exposed stone fireplace with a log burner and the stairs also rise to the first floor. There is a tasteful, contemporary kitchen and dining area and there is a door to the garden. On the first floor there are two lovely double bedrooms and a spacious bathroom with corner bath and separate shower enclosure. GCH and double glazing.

Externally the property has a really pretty rear garden laid to lawn with flower borders to the surrounds and to the far end there is an exceptionally private seating area. Parking is available on the road or in neighbouring side streets.

North Road is conveniently situated centrally within the village being a walkable distance to the village amenities. Bath & Bristol are easily commutable and there is public transport available direct to both Cities.

Tenure: Freehold

Council Tax Band: C





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Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D	61 D	
39-54	E		
21-38	F		
1-20	G		

Sam Chivers Estate Agents can also provide independent mortgage and conveyancing recommendations should you require such a service. Please contact our office on 01761 411020 or email us at sales@samchiversproperty.co.uk

These sales particulars provide an approximate guide and form no part of a contract. It is the purchaser's responsibility to satisfy themselves that the property has been accurately described and that all fixtures and apparatus are functioning correctly. Your home may be at risk if you do not keep up repayments secured against it.