Church Cottage

Church Cottage, Thorne St Margaret, Wellington, TA21 0EQ

Wellington 4.2 Miles | Taunton 10.4 Miles

A quaint and characterful two bedroom property.

- Detached Cottage
- Two Bedrooms
- Sitting room
- Kitchen
- Rear Garden
- Off Road Parking
- Village Location
- No Onward Chain
- Council Tax Band C
- Freehold

Guide Price £265,000

SITUATION

Situated in the hamlet of Thorne St Margaret, the property lies approximately 2 miles from the village of Langford Budville, which offers a range of local amenities including a church, village hall, primary school, café, garden centre and public house. Holywell Lake Village, with its tea room and antiques centre, is approximately 1 mile away. The nearby town of Wellington, some 4 miles distant, provides an excellent selection of shopping, recreational and educational facilities. The M5 motorway is conveniently accessible on the eastern outskirts of Wellington, while the County Town of Taunton is within approximately 11 miles, offering a wider range of amenities together with a mainline rail service to London Paddington. Tiverton Parkway railway station is approximately 6 miles away, providing further convenient transport links.

DESCRIPTION

A charming two bedroom cottage situated in a desirable village location, offering well presented accommodation comprising a kitchen, sitting room, shower room and two bedrooms. Outside there is off road parking for one vehicle and a lawned garden. This property is offered to the market with no onward chain.

ACCOMMODATION

The front door opens into the entrance hall, with stairs rising to the first floor and access to the principal accommodation. Positioned to the front of the property, the kitchen is fitted with a range of wall and base units with work surfaces over and an inset sink unit. From the hallway, a door leads to the shower room, comprising a shower, WC and wash hand basin. To the rear of the property, the sitting room enjoys pleasant views over the garden, with sliding doors and a wood-burning stove providing an attractive focal point. The principal bedroom is located on the ground floor and benefits from dual aspect windows, allowing for an abundance of natural light. On the first floor, there is a further bedroom together with access to useful eaves storage.

OUTSIDE

Externally, the property benefits from off-road parking for one vehicle. The rear garden can be accessed via a side gate or directly from the sitting room, with steps leading down to a secure lawned garden. Surrounded by mature shrubs, the garden is divided into two sections by a fence.

SERVICES

Mains electric and water. Private drainage. Oil fired heating. Mobile coverage is good outdoor with EE, Three and Vodafone and good outdoor, variable in-home with O2 (Ofcom). This property has standard broadband (Ofcom).

VIEWINGS

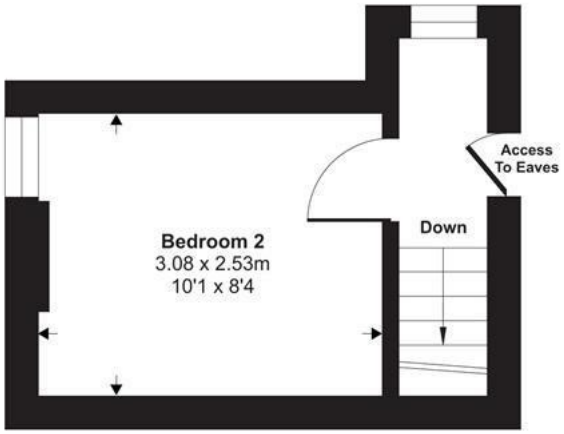
Strictly by appointment with the vendor's selling agents, Stags, Wellington Office.

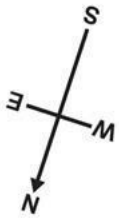
DIRECTIONS

From Wellington take the A38 towards Exeter. After approximately 2½ miles at the Beam Bridge Hotel, turn right and at the next crossroads continue straight over. Proceed up the hill for 0.7 miles turning right at the next crossroads signposted Thorne St Margaret. Continue for 0.7 miles passing Thorne Manor on the left and the property will be found on the right opposite the church.

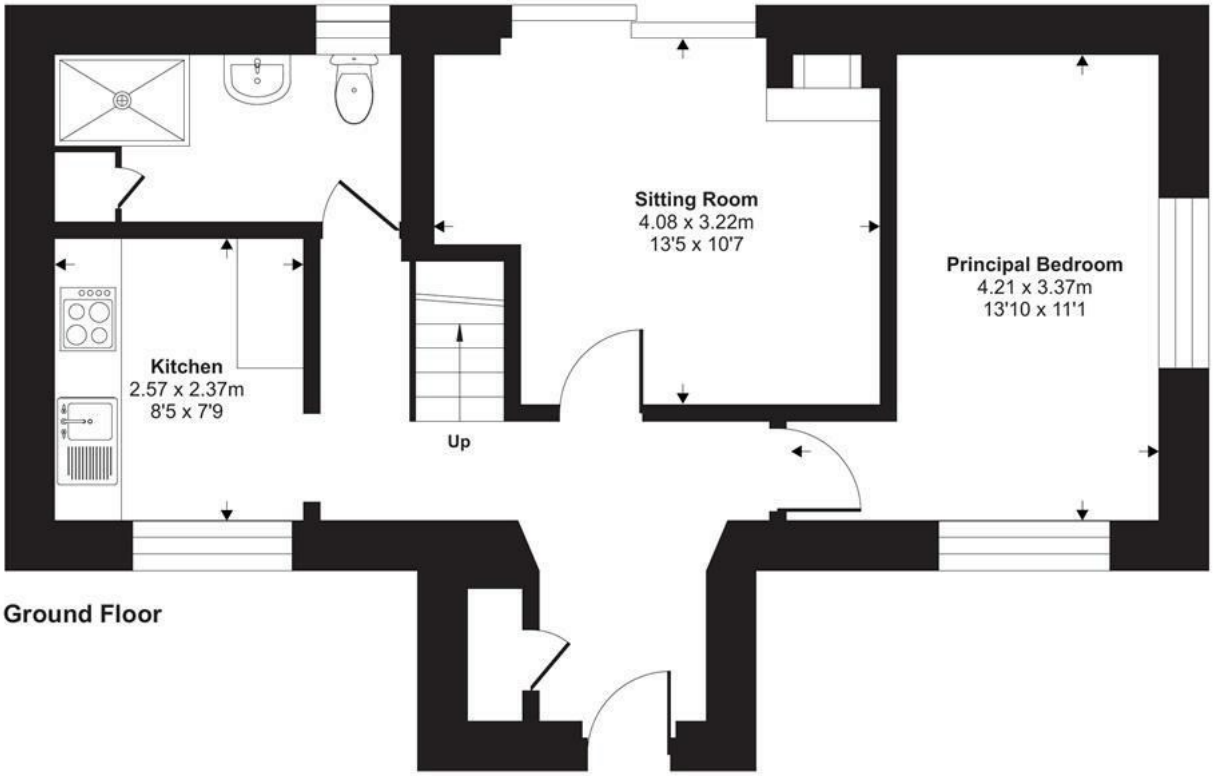
Approximate Area = 612 sq ft / 56.8 sq m

For identification only - Not to scale





First Floor



Ground Floor

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Stags. REF: 1469871

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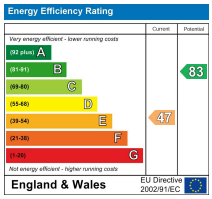
STAGS



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