Barn Elms

Barn Elms, Houndsmoor Lane, Milverton, Taunton, TA4 1PU

Wellington 4.6 miles | Taunton 8 miles

A barn conversion offering scope for further modernisation and the potential for multi-generational living.

- Detached barn conversion
- Five bedroom house
- Two bathrooms & Shower Room
- Flexible accommodation
- Sought after village location
- Large garden
- No onward chain
- Council tax band G
- Freehold

Guide Price £500,000

SITUATION

Milverton offers an excellent range of local amenities, including village shop, a primary school, church and village hall. The town of Wellington lies approximately 5 miles away and provides a Waitrose supermarket alongside a wide selection of shopping, leisure and educational facilities. The county town of Taunton is around 8 miles distant, offering an extensive range of high-street and independent retailers, sporting facilities and highly regarded schools. Both Taunton and Wellington benefit from convenient access to the M5 motorway at junctions 25 and 26, as well as Taunton's mainline railway station, which offers regular services to London Paddington.

DESCRIPTION

A characterful barn conversion, set within generous gardens. The property enjoys a position within this highly regarded village, with no onward chain.

ACCOMMODATION

Entrance hall featuring stairs rising to the first floor and access to a cloakroom/utility with WC, with a range of fitted storage cupboard and inset sink. The kitchen has a range of wall and base units, worktop surfaces and a double sink. A door leads through to the lounge, which enjoys windows and patio doors opening onto the patio. An external door provides access to the studio. To the first floor, there is a shower room comprising a shower, wash hand basin and WC. The principal bedroom is a generous double with a window to the front and an en-suite bathroom fitted with a bath, vanity unit with basin, heated towel rail and WC. The landing provides ample storage and gives access to two further double bedrooms.

To the other side of the property is additional living room, with French doors, featuring an open fireplace and attractive character window openings that flood the room with natural light. A door leads through to the dining area, with stairs rising to the first floor. Upstairs are two further double bedrooms, one benefitting from a walk-in wardrobe and the other with a built-in wardrobe, together with a family bathroom comprising a bath with shower over, vanity unit and WC.

OUTSIDE

The property is approached via a shared drive with rights of access, which then branches off to a private driveway providing ample parking and access to a detached garage with power and electric car charger. Immediately adjoining the house is a paved sun terrace, enclosed by local stone walling, beyond which lies a raised lawn with well-established borders. To the side is a further sun terrace, Beyond, the gardens extend to generous areas of rough lawn, interspersed with a variety of mature trees, shrubs and bushes, creating an attractive and private setting.

SERVICES

All mains services. Mobile coverage is good outdoor and in-home with Vodafone, good outdoor and variable in-home with O2, variable outdoor with Three and poor to none outdoor with EE (Ofcom). This property has the benefit from superfast broadband (Ofcom).

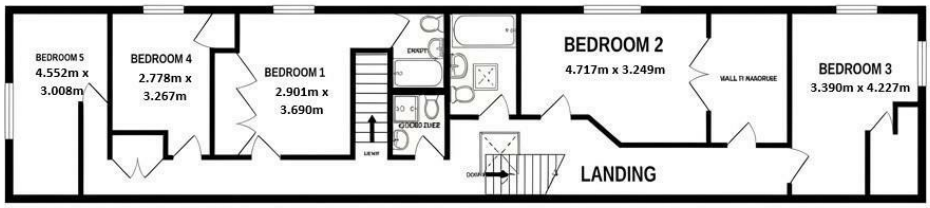
VIEWINGS

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

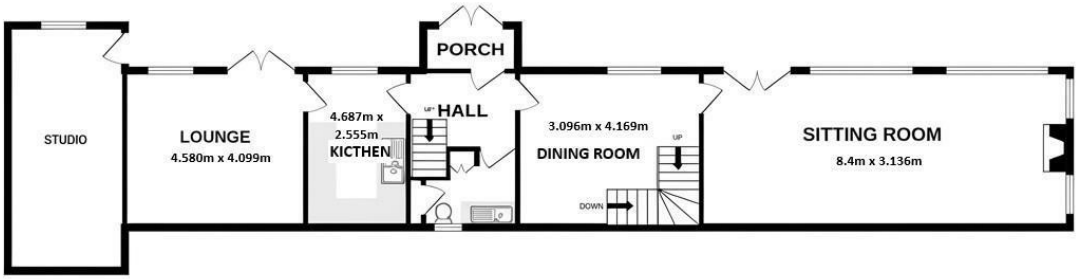
DIRECTIONS

From Wellington, head north on the B3187 towards Milverton. Turn right by the school into Huntash Lane and continue straight ahead onto Houndsmoor Lane. The shared driveway is located on the left-hand side, with the property situated to the right.

1ST FLOOR

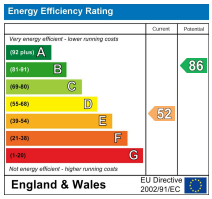


GROUND FLOOR



IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Purchasers must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.

STAGS



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