



GIBBINS RICHARDS 
Making home moves happen

Thornwell Cottage Fore Street, Milverton, Taunton, TA4 1JU
£315,000

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Characterful cottage / Separate home office/ Parking and garage

An exceptionally well-positioned cottage, tucked away in a peaceful and private setting while remaining just moments from the heart of the village. Offering two bedrooms, two reception rooms and a convenient cloakroom, the property is brimming with character both inside and out. The cottage also benefits from a separate home office, complete with light and power, making it ideal for modern working requirements. A rare opportunity combining charm, privacy and an enviable village centre location, with the added convenience of off-road parking and a garage. An early viewing is highly recommended.

Tenure: Freehold / Energy Rating: D / Council Tax Band: D

The accommodation comprises an entrance porch leading into a characterful living room, featuring exposed beams and a log burner. The kitchen is located off the living room, while an inner hall provides access to a downstairs cloakroom and a versatile sunroom/dining room, offering an additional reception space with views over the garden. Stairs rise from the living room to the first floor, where there are two bedrooms and a family bathroom, with period features continuing throughout the property. Outside, the property benefits from a large south-facing garden, providing a private and versatile outdoor space, together with ample parking and a garage, which is reached via a gated entrance. There is also a separate home office with power and lighting, making it ideal for those working from home.

Approx. 902 sq.ft./ 83.8 sq m

Tucked away cottage

Period features and log burner

Gas central heating & double glazed

South facing garden

Separate home office with light and power

Gated entrance leading extensive parking and garage

Village location



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Accommodation

Entrance Porch

Living Room 17' 8" x 15' 1" (5.39m x 4.61m)

Kitchen/ Diner 7' 9" x 15' 1" (2.37m x 4.61m)

Inner Hall 9' 3" x 11' 7" (2.82m x 3.53m)

Cloakroom

Sun Room 8' 2" x 10' 9" (2.50m x 3.28m)

First Floor Landing

Bedroom 7' 9" x 15' 1" (2.37m x 4.61m)

Bedroom 12' 5" x 15' 1" (3.78m x 4.61m)

Bathroom 7' 5" x 5' 9" (2.27m x 1.75m)

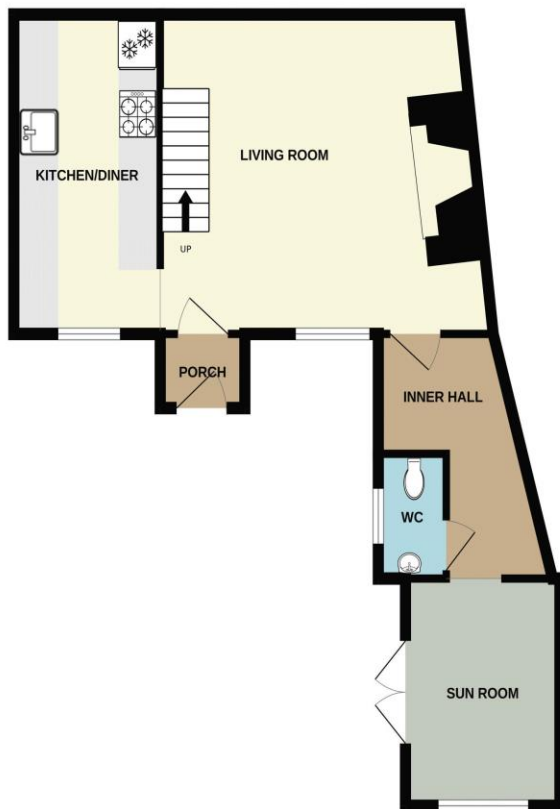
Outside

Off-road parking, garage and enclosed garden

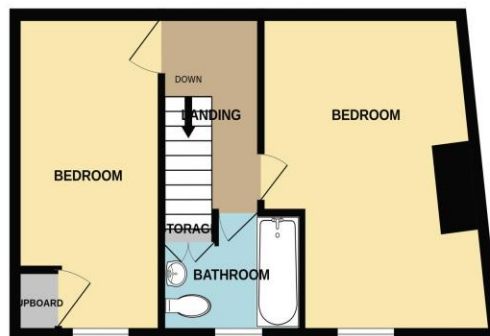
Home office 9' 9" x 7' 6" (2.96m x 2.28m)
Fully insulated with light and power



GROUND FLOOR
539 sq.ft. (50.1 sq.m.) approx.



1ST FLOOR
363 sq.ft. (33.8 sq.m.) approx.



TOTAL FLOOR AREA : 902 sq.ft. (83.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.

References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the 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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