

PETER RADICE

COUNTRY PROPERTIES

Country and Equestrian Property Specialists • Chartered Surveyors and Estate Agents

CORNER COTTAGE, OTTERFORD, SOMERSET



Price Guide: £ 315,000

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CORNER COTTAGE

RULL FARM, OTTERFORD, CHARD,
SOMERSET TA20 3QJ

Churchinford 2 miles, Taunton and M5 (J25) 9 miles

A STONE BUILT BARN CONVERSION WITH VERY APPEALING ACCOMMODATION AND ENJOYING BEAUTIFUL VIEWS TO THE REAR

- In Blackdown Hills Area of Outstanding Natural Beauty
- Lovely rural surroundings
- Beautifully situated
- Superb views across valley
- Charming and spacious accommodation
- Attractive sitting and dining room with angled walls
- Spacious master bedroom suite
- Exposed roof trusses



The nearby village of Churchinford has a pub, village hall, doctors' surgery and Churchstanton primary school. Corner Cottage lies south of Taunton and is peacefully situated in a glorious rural setting. It was converted in 2008 as one of a group of former stone barns.

Corner Cottage is approached over a cobbled courtyard and provides very appealing and spacious accommodation. The entrance hall is a good size and the sitting and dining room is most attractive with angled walls, a central ceiling beam and oak floor. The internal doors are

planked and of oak and the kitchen/breakfast room is well fitted with an extensive range of oak fronted units which include an electric hob with ovens below and integral dishwasher. There are exposed roof trusses throughout the first floor and the master bedroom is particularly attractive with its exposed timbers, angled walls and en-suite shower room. The cottage is double glazed and has an LP gas fired central heating system.

A door from the kitchen leads out onto a completely private area of garden from

which there are superb views across the valley. Adjoining is a sunny paved terrace from which the views can be enjoyed and extending beyond is the good sized garden which is down to grass. There is a single **Garage**.

Directions

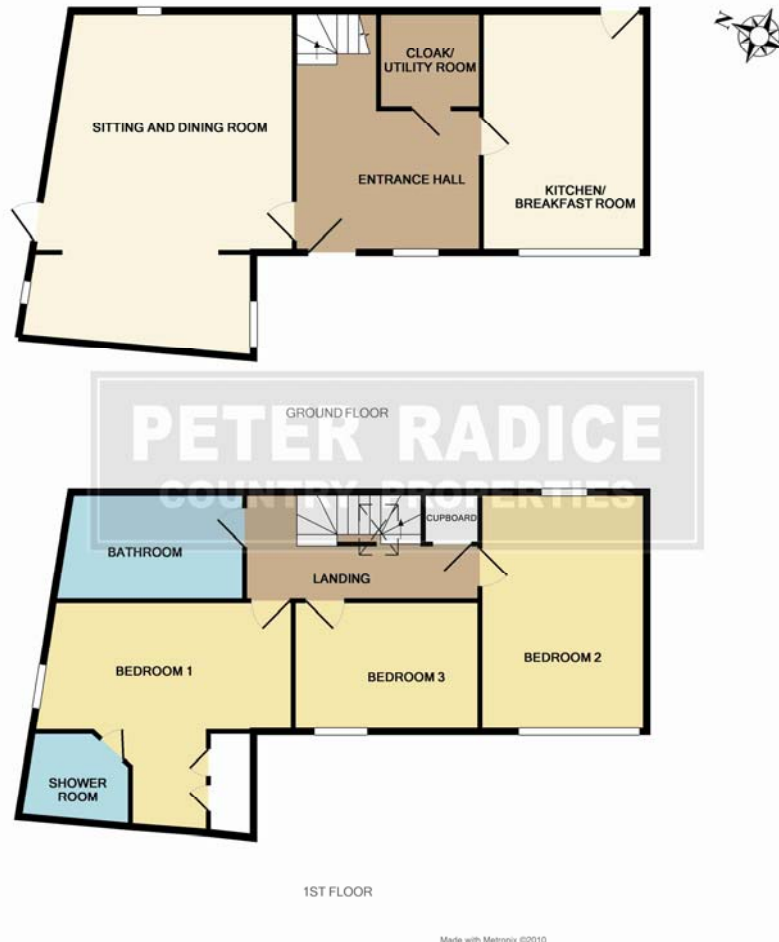
From Taunton take the B3170 south through Corfe and up Corfe Hill onto the Blackdowns. From the top of Corfe Hill continue for about 2 miles and turn left signposted Otterford Mills and Whatley. After ½ mile the property will be found on the left hand side.

Viewing

By appointment with the agents at Taunton (01823) 602985.

Important Notice

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Floor plans for illustrative purposes only – not to scale

Ground Floor

Entrance Hall
Overall 16' max x 12'4" max

Sitting and Dining Room
22'7" avg x 17'8" max

Kitchen/Breakfast Room
16' max x 10'11" max

Utility/Cloakroom
6'11" max x 6'6" max

First Floor

Bedroom 1
17'10" max x 16'5" max
En-suite Shower Room

Bedroom 2
16'3" max x 11'

Bedroom 3
13'3" x 8'9"

Bathroom
12'4" max x 6'8" max

Single Garage

