

# STONEBRIDGE

Independent Estate Agents

12 Holly Lane,  
Shepton Mallet, BA4 4HU



A deceptively spacious 3 bedroom house on a popular development on the outskirts of Shepton Mallet

**Asking Price: £169,950**



[www.stonebridgesouthwest.co.uk](http://www.stonebridgesouthwest.co.uk)

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33 High Street Shepton Mallet BA4 5AQ

## Details

- \* 3 bedrooms
- \* Kitchen/Diner
- \* Garage
- \* 1 ensuite
- \* Garden
- \* No onward chain

A deceptively spacious terraced house on a popular development on the outskirts of Shepton Mallet. The property comprises 3 bedrooms, 1 ensuite, family bathroom, living room, kitchen/diner and cloakroom. There is a garage with additional parking, gardens to the front and rear. No onward chain.

## Outside

The garden to the front is behind iron railings and is mainly laid to gravel with a path to the front door. There are also borders containing mature shrubs and plants. The rear garden has a patio area, laid to shingle, a well stocked border to the right and a path leading to rear gate providing access to the garage and parking.

## Services

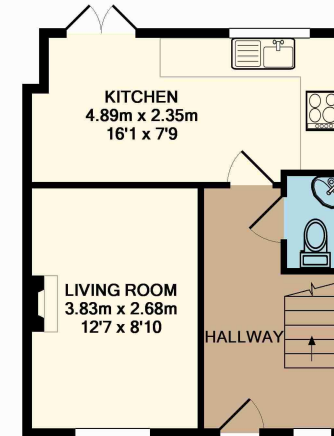
All mains services are connected

## Tenure

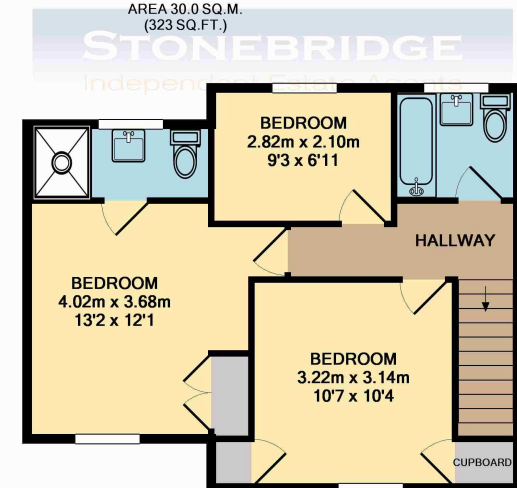
Freehold. This information has been given to us by the vendor but we recommend that you confirm it with your solicitor.

## Local Authority

Mendip District Council



GROUND FLOOR  
APPROX. FLOOR  
AREA 30.0 SQ.M.  
(323 SQ.FT.)



1ST FLOOR  
APPROX. FLOOR  
AREA 43.0 SQ.M.  
(463 SQ.FT.)

TOTAL APPROX. FLOOR AREA 73.0 SQ.M. (786 SQ.FT.)  
Measurements are approximate. Not to scale. Illustrative purposes only  
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