





Stonebank, Pestors Lane Somerton

An individual stone cottage located on Pestors Lane in the highly sought-after area of Lower Somerton. Having been beautifully maintained and updated by the current owners, this home offers flexible accommodation over the two floors with an open outlook at the rear.

Ground Floor

Entrance hall, cloakroom, sitting room, conservatory, living room, kitchen/ dining room and utility room.

First Floor

Bedroom one, bedroom two, bedroom three, family bath, separate toilet.

Outside

Landscaped garden, patio, lawn, mature planting, gates side access.

Asking price £450,000

Killens - Somerton

The Old Co-Op, West Street, Somerton, Somerset, TA11 6NB

01458 397000

somerton@killens.org.uk







About the property •

A charming cottage nestled within Somerton on Pestors Lane offering all the convenience of town living within the fantastic rural surrounding. Having been beautifully presented by the owner, this home provides flexible living accommodation with scope for buyers to add their own style and personality.

About the inside •

Entering the property from Pestors Lane, there is an entrance hall which gives access to the sitting room, living room and useful cloakroom. The living room is one of the three reception spaces and is located to one side of the property. This room is a great winter room and is a cosy space with a fireplace with a newly installed log burner. From the living room you can access the kitchen/ dining room which makes this side of the house the perfect entertainment area. The kitchen is fitted with hand made units and is filled with natural light making it a great place to cook and enjoy socialising with ample space for a dining table and chairs. From the kitchen you can take in the views of the garden and open countryside beyond. Adjoining the kitchen is a very useful utility room with ample storage space from the additional units and a door to access the rear garden.

To the far side of the cottage is the sitting room which is a lovely calm room which opens into the conservatory. Whilst the conservatory can be opened up into the sitting room through the French doors, it can also be closed off making it a more enclosed room. From the conservatory, the views out into the garden are a real delight and is the perfect addition to the property. Upstairs, there are three bedrooms, all of which are generous double bedrooms with the rear bedrooms offering delightful views over the garden and open countryside. There is a quirky layout to the bathroom with a bath on one side of the landing and the WC/ basin on the other which makes for a great layout if you have children.



About the outside.

Outside, the garden is a delightful space with a patio seating area, lawn, and an abundance of mature planting. Beyond the garden is open farmland which gives a further sense of space and is separated by a small stream running along the rear of the properties. There is side access through double gates and should a new buyer wish, a possible option for parking a small vehicle however, is currently utilised by the owners as additional storage. There are several storage sheds offering covered bike store, workshop and wooden shed giving you ample areas to use and if the new owner wishes, adapt for different uses.

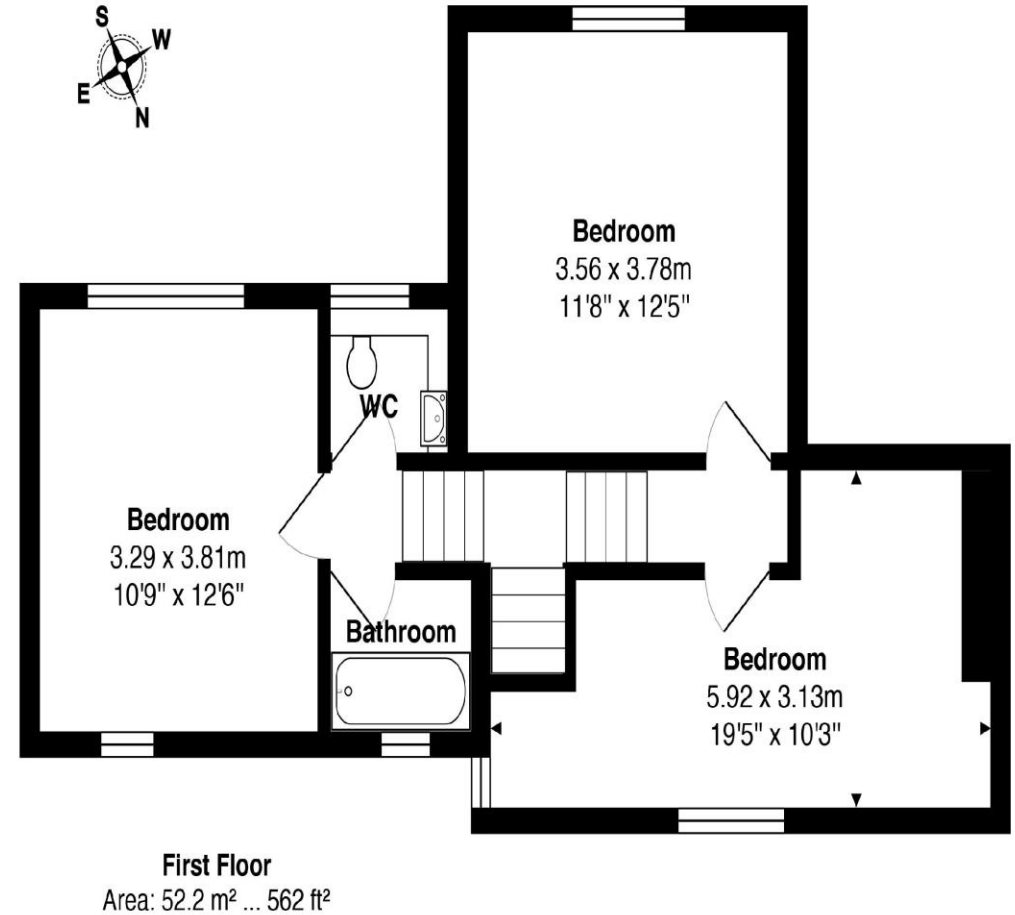
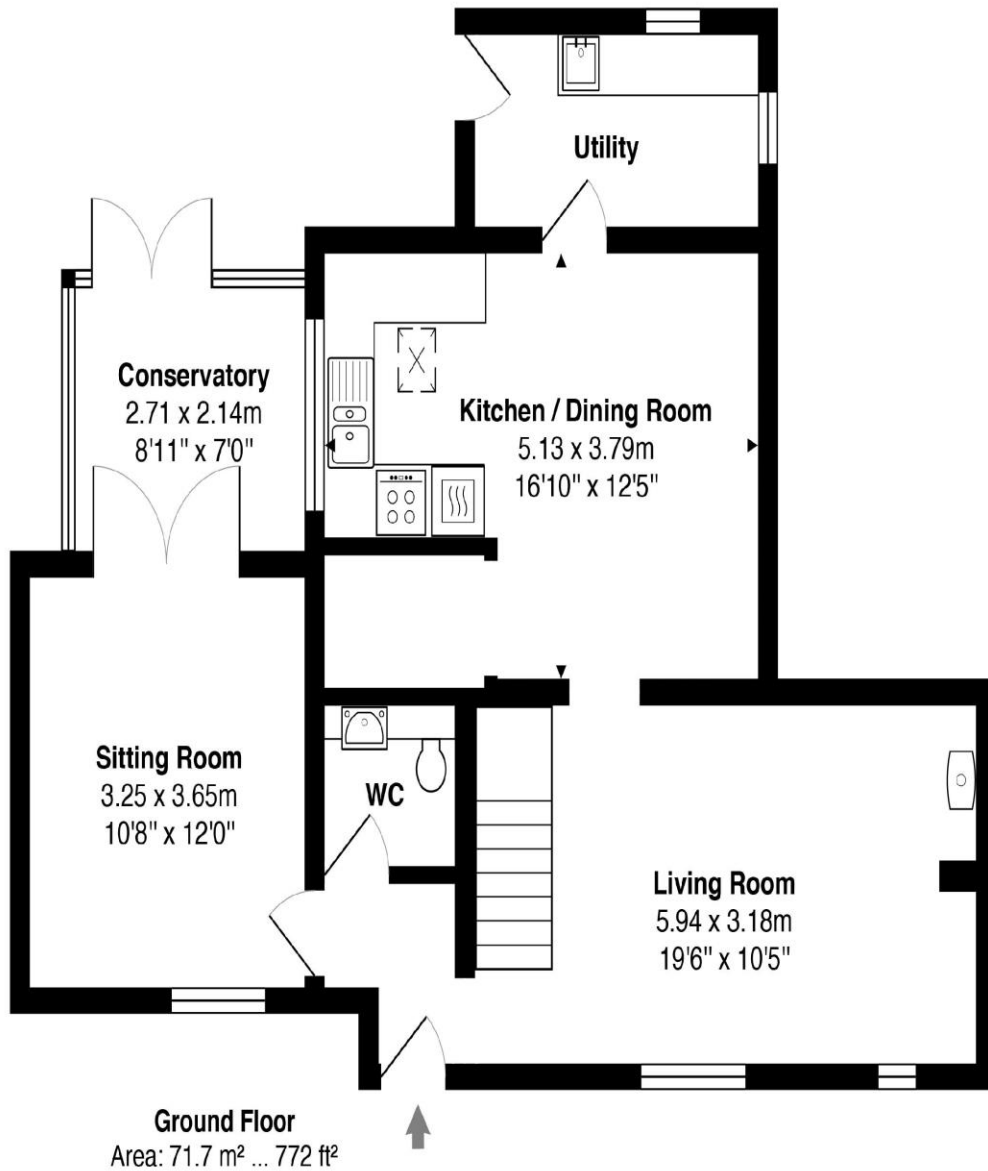
About the area.

The historic Anglo-Saxon market town of Somerton is reputed to be the ancient capital of Wessex. The town offers an excellent selection of day-to-day facilities including shopping outlets, antiques, arts guild, several public houses, artisan bakery, wine shop, restaurants, and a 14th century church. The town has a thriving arts community with the Old Town Hall now houses the ACE Arts Gallery and craft shop which presents a varied, stimulating programme of exhibitions and related events throughout the year. A more comprehensive range of amenities can be found in the local towns of Taunton or Yeovil, both of which are accessible by car and bus. For families, there is a recreational ground, which includes rugby, football, lawn bowls, tennis, children's play area, skate park, outdoor gym and a sports and social club.

There is a good selection of both private and state schools in the locality which include, King Ina Academy, Huish Episcopi Primary and Secondary school, and Millfield school in nearby Street. The mainline railway stations are located in Castle Cary, Yeovil and Taunton. The A303 is approximately 4.5 miles and links London with the South West. The M5 motorway can be joined at junction 23 which is approximately 19 miles.



Stonebank, Somerton



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Useful Information.

Postcode -
Local Authority -
Council Tax -
Energy Performance Certificate Rating -
Tenure -
Viewings - Strictly by appointment with the Vendors agent Killens

