

# LLOYD WILLIAMS

— ESTATE AGENTS & PROPERTY FINDERS —



4 BARTON GRANGE, BARTON ROAD, WINSCOMBE, BRISTOL, BS25 1 DP



# SUPERB THREE BEDROOM HOUSE IN IDYLIC LOCATION

## SUMMARY

- Three bedrooms (master en-suite)
- Large garden
- Parking
- Finished to an exceptional standard
- Countryside location

## SITUATION

The North Somerset village of Winscombe nestles in the beautiful Mendip countryside within commuting distance of Bristol. The village's atmosphere is one of bustling activity, with a variety of shops, professional offices and community facilities including church, doctor and primary school. Winscombe is in the Churchill Academy and Sixth Form Centre catchment area for secondary education, where there is also an excellent sports centre and dry ski slope nearby. Private sector schooling is also close by at Sidcot and further afield Millfield near Wells & Clifton College, Bristol. Country activities available within the area include horse-riding, walking on the Mendips and sailing on Axbridge Reservoir, and there are also several excellent golf courses in the area. The lovely cathedral city of Wells is a drive away, as is the famous beauty spot, Cheddar Gorge

## DESCRIPTION

Situated on the edge of Winscombe overlooking fields. Barton Grange is beautiful development of four exclusive executive homes.

On entering the development via a long driveway finished in cotswold natural stone chippings. Approached via a stone path to house four.

On entering the property you are greeted by a superb open plan sitting /dining room ideal for entertaining with well equip kitchen that has an abundance of light. A range of base units, induction hob, double oven, integrated fridge/ freezer and double doors off to the rear courtyard. Doors off a rear hall to downstairs bedroom that is serviced via the downstairs shower room. Upstairs the property comprises master ensuite and further bedroom serviced via the main family bathroom.

## OUTSIDE

To the front of the property is a large wrap around garden with designated parking. To the rear of the property is a good sized patio area, perfectly located off the kitchen for al-fresco dining in the summer.

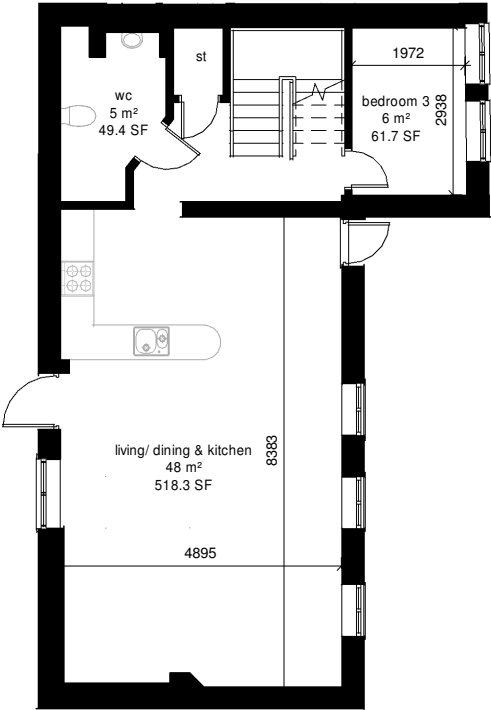
## DIRECTIONS

Take the turning for Winscombe and proceed through the village, under the railway bridge and turn left into Church Road. Continue on this road until reaching a right turn signed Barton. Barton Grange will be found to the left hand side after approximately 1/2 of a mile. As you look at the property Number 4 is located to the left. Post Code BS25 1DP.

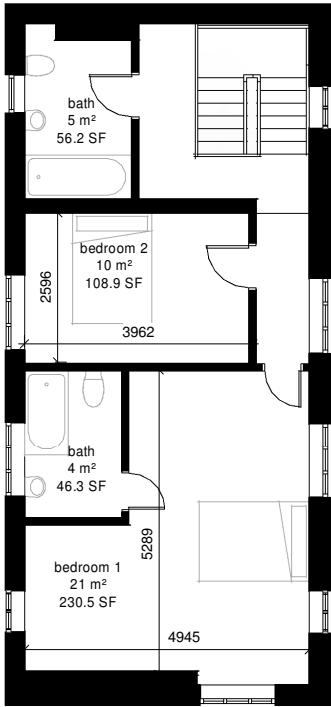




# HOUSE FOUR



GROUND FLOOR



FIRST FLOOR

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