



£350,000

*At a glance...*



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COUNCIL  
TAX

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**holland  
& odam**

4 Coombe Hill  
Keinton Mandeville  
Somerton  
Somerset  
TA11 6DQ

**TO VIEW**

Market Place, Somerton  
Somerset, TA11 7NB

**01458 785100**

[somerton@hollandandodam.co.uk](mailto:somerton@hollandandodam.co.uk)





## Directions

From Somerton Market Place, follow Broad Street and at the mini roundabout turn right onto Horse Mill Lane. Continue down the hill and turn left at the T Junction onto B3151 and first right onto B3153 towards Keinton Mandeville. Follow the road for approximately 5 miles and you will eventually enter the village. Continue on the high street, then turn left onto Coombe Hill and the property can be found shortly on your right.

## Services

Mains electricity, gas, water and drainage are connected. Gas central heating system.

## Local Authority

Somerset Council  
0300 1232224  
[somerset.gov.uk](http://somerset.gov.uk)

## Tenure

Freehold  
Estate/Management Charges £100 pa





## Location

Keinton Mandeville is a popular village set amidst gently rolling countryside, 5 miles east of Somerton. The village provides a pub The Quarry Inn, well regarded primary school, play park, village stores, church and active village hall where there is also a day surgery. The renowned Millfield Senior School on the outskirts of Street is 5 miles. The village is well placed for commuters being just one mile from the A37 and 5.5 miles from the A303 at Podimore. The nearest rail link to London Paddington is at Castle Cary, 6 miles.

## Insight

In the heart of Keinton Mandeville, this modern semi-detached bungalow, built in 2016, offers convenience as well as generous living space. Recently redecorated throughout, the property is offered with no onward chain, making it an ideal move-in-ready home.

The bungalow boasts a large open-plan kitchen/living/dining area with built-in appliances, flooded with natural light thanks to its dual aspect windows and patio doors that lead out to the rear garden. The property features two well-proportioned double bedrooms, both complete with fitted wardrobes, providing ample storage. The generous bathroom includes a bath and separate shower unit, ensuring practicality.

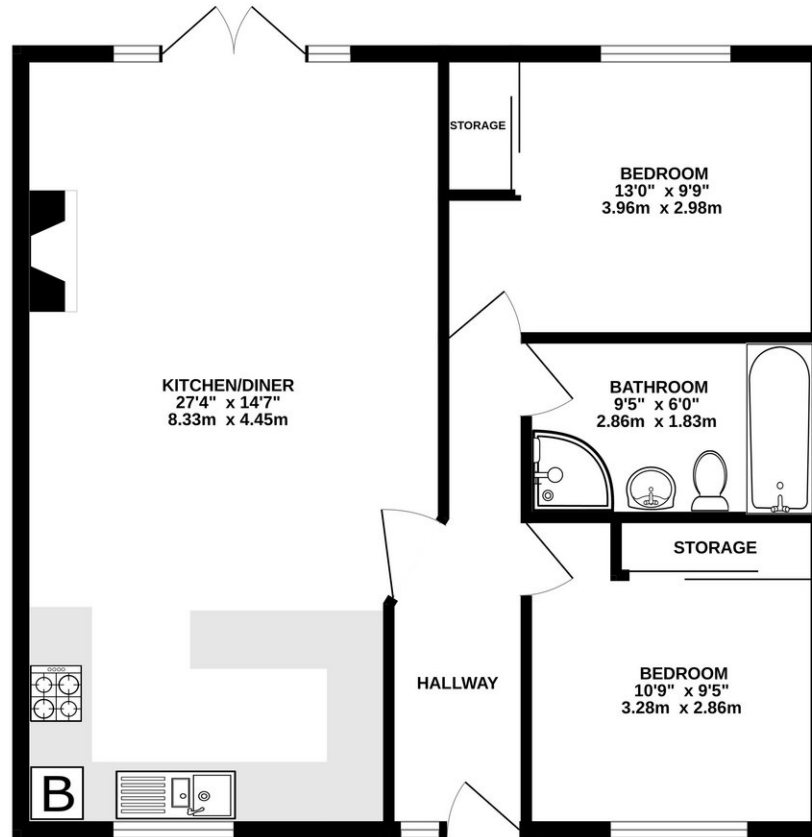
The fully enclosed rear garden enjoys a rural outlook, storage sheds and a patio for outdoor furniture. To the front, there is ample parking for up to four vehicles, making it particularly suitable for motor-home owners or those seeking extra parking convenience.



- Modern semi-detached bungalow
- Blue Lias natural stone façade with rendered elevations
- No onward chain – move-in ready
- Recently redecorated throughout
- Fully enclosed rear garden with a tranquil rural outlook
- Ample parking for up to four vehicles, ideal for motorhome owners
- Central village location in Keinton Mandeville, close to local amenities and countryside walks



GROUND FLOOR  
730 sq.ft. (67.8 sq.m.) approx.



TOTAL FLOOR AREA : 730 sq.ft. (67.8 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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