

LOT
124

Coke House, 6 St James St, South Petherton, Somerset TA13 5BS

GUIDE PRICE **£175,000+***

VACANT RESIDENTIAL

- A deceptively spacious three bedroom cottage situated in the ever popular village of south Petherton

A well-presented and deceptively spacious three double bedroom (master en-suite) mid terrace property which has had the benefit of many internal improvements over recent years and a low maintenance enclosed courtyard garden area, situated in the heart of this highly sought after village and within easy reach of the A303. The property is likely to appeal to those looking for a combination of a second home with additional holiday lettings income during the peak holiday periods, combined with a residential lettings venture during off peak times.

South Petherton is a picturesque Somerset village, steeped in history and offering a host of bespoke shops including a bakery, delicatessen, gift shop, green grocer, butcher, cafés, public houses/restaurants to cater for day to day needs. Surrounded by open countryside, with many public footpaths and readily accessible to the A303.

Ground Floor Entrance hall, sitting room, kitchen/breakfast

room, dining room with doors to the rear courtyard.

First Floor Landing, master bedroom with en-suite shower room, two further bedrooms and bathroom.

Outside Secure enclosed and low maintenance rear courtyard/seating area.

EPC Rating D



Auction Valuer
Wendy Alexander

Viewing Arrangements
Strictly by prior appointment with Palmer Snell Martock 01935 825825. General enquiries Countrywide Property Auctions 01395 275691.

