











# Chedzoy Lane £750,000

**Bridgwater**

**Ref: 33444691**

**Bridgwater**

**Taunton**

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1 Friarn Lawn, Bridgwater, Somerset, TA6 3LL 2 The Crescent, Taunton, Somerset, TA1 4EA



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## Gallery















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## Property Description

**Location:** Bridgwater

Discover this remarkable four-bedroom detached home, set within an impressive 1.4-acre plot. The property features an adjoining two-bedroom annexe, perfect for guests or additional living space.

Conveniently located between the charming market town of Bridgwater and the quaint village of Chedzoy, this residence offers both tranquility and accessibility.

Embrace countryside living while being just a stone's throw away from local amenities!

**ACCOMMODATION** - The main property benefits from oil central heating, double glazing and solar panels, and briefly comprises: hallway, lounge, dining room, study, cloakroom, kitchen/breakfast room, conservatory and utility room (which also provides access to the annexe) to the ground floor. Upstairs and accessed from the impressive landing are four bedrooms, the primary bedroom with walk-in wardrobe and en-suite shower room. The family bathroom completes the accommodation.

Attached to the property and accessed through the utility room is a modern annexe with a living room, kitchen/diner, two bedrooms, and a shower room. The annexe benefits from oil central heating, double glazing, and solar panels. We understand that due to planning restrictions, this annexe is to be enjoyed by a relative or can be let on a short-term basis (three-month periods).

Outside, the property is approached by a gated driveway, which offers ample parking. Overall, the plot measures approximately 1.4 acres and is predominantly lawned with a poly tunnel, hardstanding, double garage, and studio.

**SERVICES** - Mains water and electricity  
Private drainage (septic tank)  
Oil Central Heating  
PV Solar Panels to both the annexe & main dwelling roofs.

Council Tax Bands: E & A

**LOCATION** - Nestled perfectly between the bustling market town of Bridgwater and the charming village of Chedzoy, this residence boasts not only tranquility but also exceptional accessibility.

Bridgwater is known for its vibrant markets, and a variety of shops and cafés that cater to diverse tastes. Residents can enjoy easy access to local amenities. On the other hand, Chedzoy offers a peaceful rural atmosphere with scenic landscapes perfect for leisurely strolls or outdoor activities. The blend of these two locations creates an ideal environment for those seeking both relaxation and convenience.

Whether you prefer exploring bustling town life or enjoying serene countryside views, this home provides a unique opportunity to experience the best of both worlds—all within close proximity to essential services and transport links.

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## Additional Info

For Sale	Beds: 6	Baths: 3
Type: House	Floor Area : 3121 sqft	Substantial Detached Property
Four Bedrooms	Two Bathrooms	Three Reception Rooms & Conservatory
Impressive Kitchen/Breakfast Room	Attached Two Bedroom Annexe	Set within Grounds of 1
4 Acres	Attached Studio	Double Garage & Gated Driveway
Solar Panels	Double Glazing & Oil Central Heating	

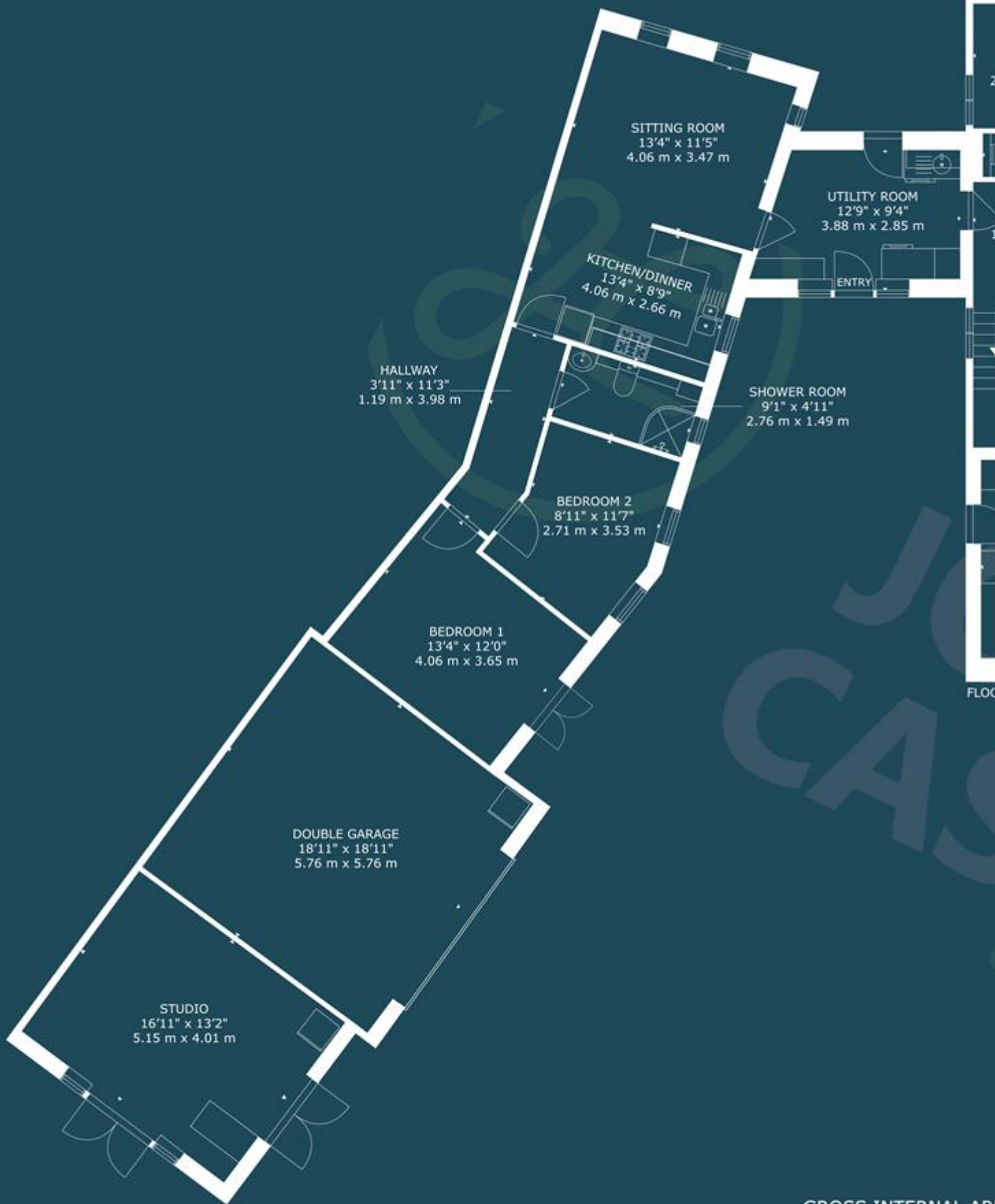
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## FloorPlans









GROSS INTERNAL AREA  
 FLOOR 1: 2174 sq.ft, 202 m<sup>2</sup>, FLOOR 2: 1047 sq.ft, 97 m<sup>2</sup>  
 EXCLUDED AREAS: DOUBLE GARAGE: 300 sq.ft, 27.8 m<sup>2</sup>  
 TOTAL: 3121 sq.ft, 290 m<sup>2</sup>  
 SIZES AND DIMENSIONS ARE APPROXIMATE, A

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