





At a glance:

- Detached barn conversion
- Two bedrooms
- Open plan living/kitchen area
- Modern bathroom
- Village location
- Good transport into bath
- Off street parking



A unique detached single storey converted property finished in a contemporary style set in the pretty village of Marksbury with easy access to Bristol and Bath.

Energy Efficiency Rating F.



Full Description:

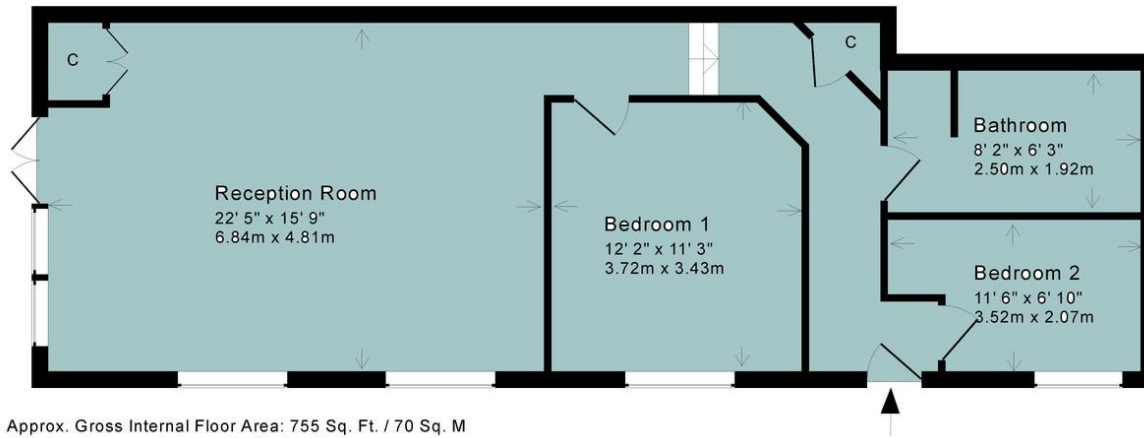
The Barn is a unique detached property has been finished to a neutral modern standard throughout although externally the property shows the features of a period home and fitting in with the surrounding homes.

The accommodation comprises of an entrance hallway with built in storage cupboards, a good size open plan living, dining and kitchen area, two bedrooms and a modern bathroom.

On the outside the property has off street parking to the front with a courtyard garden to the side accessed directly from the living room while at the rear and the far side there is a further area of garden of relatively modest proportions.

Marksbury is a desirable village location with a popular village primary school and within the catchment area of Wellsway School at Keynsham.





Approx. Gross Internal Floor Area: 755 Sq. Ft. / 70 Sq. M
Includes Conservatories and attached Garages

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Day to day shopping requirements are met by the local petrol filling station and Co-operative store with a wider range of amenities available at nearby Keynsham. The Towns of Bristol and Bath are within easy commuting distance as is Bristol Airport. There is a local railway station at Keynsham with links to Bath Spa or Bristol Temple Meads.

Travelling on the A39 from Bath into the village of Marksbury take the first turning right proceeding past the village school on the right-hand side and then around a left-hand bend take the next turning left beyond Elm Barn into a single track road. Follow the road around a right-hand bend and the barn will be found on the left-hand side.

Specification:

Measurements - All dimensions are approximate. Fixtures, Fittings & Appliances - The mention of any appliances, fixtures, fittings &/or appliances does not imply they are in full efficient working order. Internal Photographs - Items shown in photographs are not included unless specifically mentioned within the details. They may be available by separate negotiation.

Disclaimer:

Drawings/Sketches/Floor Plans - For general guidance only and is not to scale. General Disclaimer - Every care has been taken with the preparation of these Sales Particulars but they are for general guidance only and complete accuracy cannot be guaranteed.

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