



Culverhill, Frome

£450,000

Tax Price £1,755 pa

Council Tax Band C

FOREST MARBLE
PROPERTY SALES & LETTINGS



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Interact with the virtual reality tour and call Forest Marble 24/7 to schedule your viewing of this historic property that is quirky, unique and fascinating in equal measures. The property has gone through a number of guises in its storied life, but some local residents with long memories may recall its time as a public house, and later as a local supermarket, sometime prior to the current owners taking it on and creating the home you now see. The property is laid over three main levels, with workshop space on the lower ground floor, conventional living spaces on the middle two floors and a mezzanine and loft space upper floor that adds an interesting and quirky dimension to the home. The gated courtyard to the rear incorporates garden and parking space and makes for a secure and private spot to enjoy sunny afternoons. Follow the link for the virtual tour [Click Here](#)

What Our Vendors Loves

Our clients took this property on as what can only be described as a full renovation project some 30 years ago. Although there was clearly a lot of work required, the current owners saw what it could be and have spent the subsequent decades lavishing love and care on the ancient building. The size and the potential for flexibility within the property were key features at the time that they bought it, and the workshop element of the home has since become one of the features that will be most missed; and equally likely to be most loved by the next incumbents! The privacy of the garden, the sheer amount of storage available and character of the place have made for a home that will be difficult to replace and something that the next generation of owners can look forward to.

Key Features

- Unique Period Property
- Integral workshop
- Private Parking
- Three Bedrooms
- Flexible Accommodation
- Modernised Throughout

Rooms

Entrance Hall

13'4" x 9'2" (4.08m x 2.80m)

Store Room

7'4" x 7' (2.26m x 2.13m)

Dining Area

(Irregular Shaped Room)



Sitting Room

16'5" x 11'3" (5.03m x 3.44m)

Kitchen

11'4" x 13'6" (3.47m x 4.15m)

Utility

8'8" x 4'9" (2.68m x 1.49m)

Cloakroom

4'8" x 2'11" (1.46m x 0.64m)

First Floor Landing

20'3" x 6'2" (6.19m x 1.89m)

Bedroom One

11'7" x 17'10" (3.57m x 5.21m)

En-Suite

9'3" x 6'8" (2.83m x 2.07m)

Bedroom Two

9'5" x 12'11" (2.90m x 3.69m)

Bedroom Three

10'7" x 10'10" (3.26m x 3.08m)

Bathroom

9'11" x 4'10" (2.78m x 1.25m)

Workshop

16'11" x 18'5" (4.91m x 5.64m)

Utility Workshop

8'5" x 8'6" (2.59m x 2.62m)

WC (workshop level)

8'6" x 4'4" (2.62m x 1.34m)

Outside

Gated entrance onto a block paved driveway. Steps lead up to a low maintenance terraced garden which is mainly laid to patio with stone wall surrounds providing a mix of shrub and herbaceous borders.

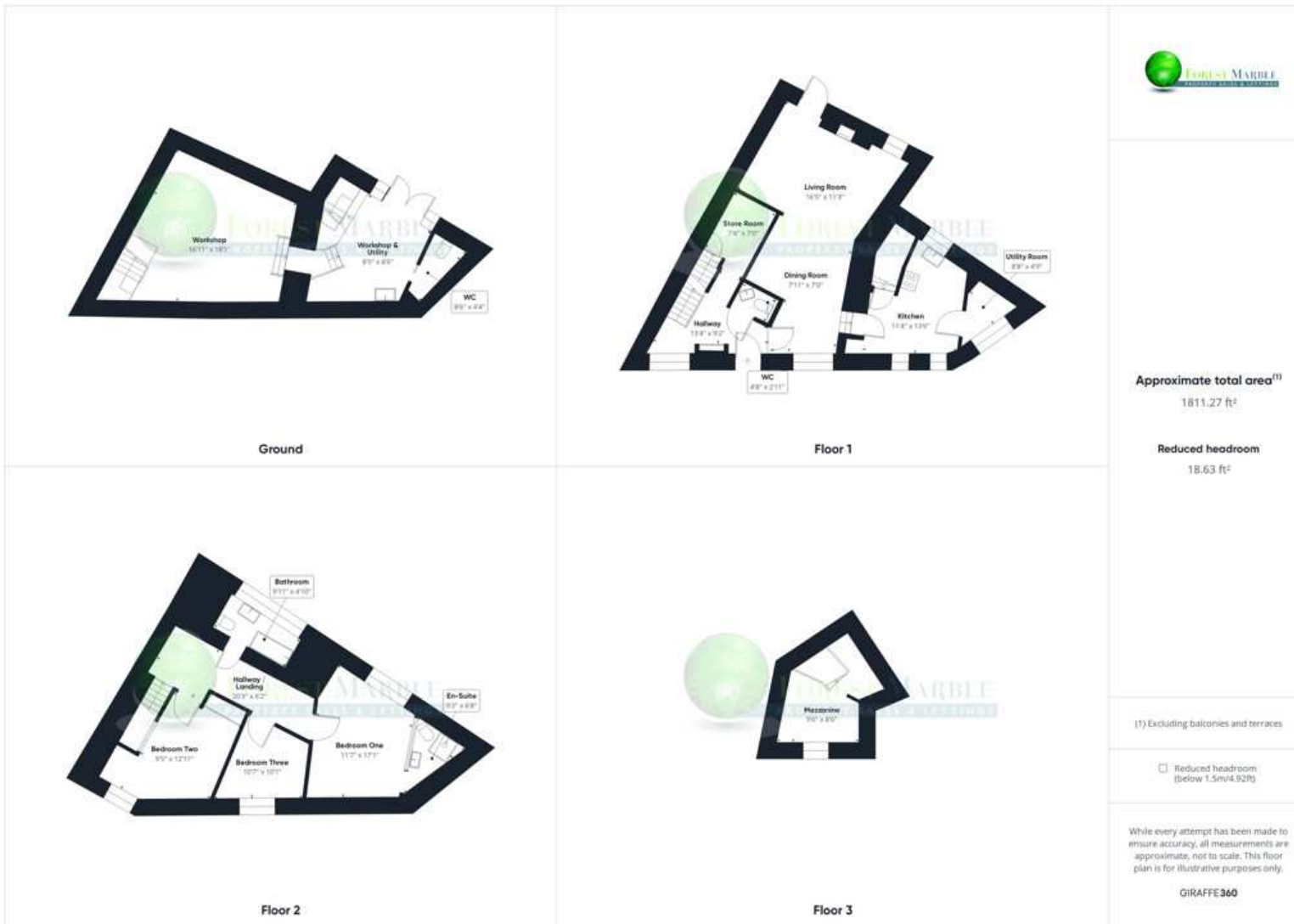
Directions

From our offices turn right on Wallbridge and continue straight before forking left at the traffic light onto Locks Hill. Proceed up Locks Hill and turn left at the Keyford traffic lights. Proceed down the hill and the property will be on your right hand side on the junction of Culverhill and Lower Keyford.

Agent Notes

The vendor informs us that a parking space within the gated drive area is available to the neighbouring property for use only as single vehicle parking at a fee of £2,000 per annum. This is not currently being utilised. At Forest Marble estate agents we bring together all of the latest technology and techniques available to sell or let your home; by listening to your specific requirements we will work with you so that together we can achieve the best possible price for your property. By using our unique customer guarantee we will give you access to a true 24/7 service (we are available when you are free to talk), local knowledge, experience and connections that you will find will deliver the service you finally want from your estate agent. Years of local knowledge covering Frome, Westbury, Warminster, Radstock, Midsomer Norton and all surrounding villages. We offer a full range of services including Sales, Lettings, Independent Financial Advice and conveyancing. In fact everything you need to help you move.





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