



Ashtree Road, Frome

£270,000

Council Tax Band B Tax Price £1,723 pa



FOREST MARBLE
PROPERTY SALES & LETTINGS

Call Forest Marble 24/7 after interacting with the virtual tour to book your viewing on this stylish three bedroom family home, which has been modernised throughout by the current owner, with the benefit of a garage and parking. The property offers an open plan layout downstairs with modern touches throughout. Garden to the rear backing onto the old show ground is ideal for whiling away sunny afternoons. Ideal for a growing family or young professionals looking to get on to the property ladder and for those who want to work from home. To interact with the virtual tour follow the link: [click here](#)

What The Vendor Loves About Their Home

I love the location of my home, it has green space front and back. There is no road noise, you step out of the front door onto a nicely planted grassy area, no cars, no pedestrians, it's nestled right at the end of the cul-de-sac which backs onto the Old Showfields. This gives the house a really peaceful feeling, which is what drew me to it initially. There are so many birds! On Summer evenings it's the loveliest thing, to sit in the garden and just hear them all in the surrounding trees. Most of the 15 minute walk into town is through the Old Showfields. You are so close to many conveniences- within a 5 minute walk you have a Tesco, pharmacy, doctors surgery, sports centre and theatre as well as both Frome College and Selwood Academy.

Key Features

- Three Bedrooms
- Modernised Throughout
- Cul De Sac Setting
- Listen to the Birds
- Work From Home
- Garage and Parking

Situation

Situated in a very popular residential location within close proximity to Frome Community College, Frome Rugby Club and local amenities. Frome town itself is one of Somerset's finest artisan towns which boasts a fantastic spirit of togetherness. There is a wide range of supermarkets, public houses, banks, theatres, schools, college and a sports centre as you would expect. However Frome prides itself on the great selection of independently run shops that line the historical cobbled streets, while away your days sipping coffee in one of the cafes or buying gifts from the amazing boutiques. Frome is well known for its weekly markets and its monthly artisan market on a Sunday which draws people from all around. There is a rail service that is on the Paddington Line and also feeds into the cities of Bath & Bristol. Transport links will have you quickly out to the cities of Bath, Bristol & Salisbury.



Rooms

Entrance Hall

5'10" x 5'8" (1.55m x 1.77m)

Living / Dining Area

24'7" x 13'4" (7.53m x 4.08m)

Kitchen

9'4" x 7'2" (2.86m x 2.19m)

Landing

8'3" x 6'6" (2.53m x 2.01m)

Bedroom 1

12'8" x 8'9" (3.90m x 2.71m)

Bedroom 2

9'11" x 9'9" (2.78m x 3.02m)

Bedroom 3

9'3" x 7'8" (2.83m x 2.38m)

Bathroom

6'7" x 6'10" (2.04m x 1.86m)

Garden

A peaceful place to enjoy the sunny afternoons listening to the birds in the hedgerows. Simply laid with patio to the rear and a low maintenance gravelled area. Rear access.

Garage and Parking

There is a garage in a block, with up and over door with parking to the front

Directions

From our offices turn left down Wallbridge and take a left along New Road. Continue along through to Rodden Road and onto Bath Road. At the traffic lights turn right onto Stonebridge Drive and continue straight over the roundabout. Ashtree Road can be found on your right hand side. Follow the road around to the left. The property can be found at the end of the cul de sac on the right hand side.

Agents Notes

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.





Ground



Floor 1

Approximate total area⁽¹⁾
791.66 ft²

Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360

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