



White Road, Mere

£250,000

Council Tax Band B Tax Price £1,723 pa



**FOREST MARBLE**  
PROPERTY SALES & LETTINGS

**Interact with the virtual reality tour before calling Forest Marble 24/7 to book your viewing of this fantastic three bedroom property found within a cul de sac location, close to local amenities. The property has had recent improvement works carried out and enjoys a spacious lounge and kitchen diner, with three well proportioned bedrooms and family bathroom. To the rear of the property you find a generous garden and covered court yard. Parking for two cars. To interact with the virtual reality tour, please follow this link: [Click Here](#)**

#### **What The Vendors Love**

Having bought the property as our first home and raised our two children here our home will always hold a special place in our hearts. We love the location of the property with easy access to the school and just a short walk to the town center. We have enjoyed renovating the property and love the modern feel of the home however still enjoying the benefits of a slightly older property with generous room sizes. The garden was the last project we did and we love nothing better than sitting out on a sunny afternoon and having a great time as a family. We will miss living here and hope the new owners love it as much as we do.

#### **Situation**

Mere, is a historic small town adjacent to the A303, nestling beneath the South Wiltshire Downs. Mere has its own library, doctors surgery, post office store, small supermarket, independent stores, public houses, restaurants and first-rate museum. You will find a local pre-school and primary school which in turn feeds into the Senior school in Gillingham. The A303 provides easy access to Exeter and London. The nearby cities of Bath, Bristol and Salisbury are all within the hour by car. Gillingham is the nearest train station offering regular services to London Waterloo. To the north is an Area of Outstanding Natural Beauty providing a wealth of interest, including strip lynchets formed by ancient ploughing, and White Sheet Hill Nature Reserve. The near by National Trust Stourhead Estate is a popular local attraction with its stunning architecture and outstanding gardens. Nearby you can try your hand at clay pigeon shooting, angling, or golf, while younger people may enjoy the Falconry and the Bison Farm. There is excellent walking and horse riding along woodland tracks and open downland, while local cycle routes provide for both leisurely and more challenging expeditions.

#### **Key Features**

- \* **Stunning Throughout**
- \* **Close to town and school**
- \* **Fireplace**
- \* **Kitchen Diner**
- \* **Generous Bedrooms**
- \* **Landscaped Garden**



## Rooms

### Entrance Hall

4'11" x 4'4" (1.25m x 1.34m)

### Lounge

14' x 13'11" (4.27m x 4.00m)

### Kitchen Diner

10' x 17'10" (3.05m x 5.21m)

### Bathroom

9'9" x 6'5" (3.02m x 1.98m)

### Landing

3' x 7'9" (0.91m x 2.41m)

### Bedroom 1

11'10" x 16'11" (3.38m x 4.91m)

### Bedroom 2

9'11" x 8'4" (2.78m x 2.56m)

### Bedroom 3

9'10" x 8'2" (2.77m x 2.50m)

### Toilet

3'10" x 3'5" (0.94m x 1.07m)

## Parking

Parking for 2 cars to the front of the property

## Garden and Courtyard

To the rear of the house is a covered courtyard, a gate leads you across the rear access path (shared with the neighbours) through a secure gate in to a generous garden which is mainly laid to lawn with raised beds to one side, large patio area under timber pergola and storage shed.

## Directions

Coming into Mere from the West along Castle Street continue into the middle of the town, following on passed the car park and continue along. Turn right into White Road and the property will be found on your left 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 (our team are available for you when your 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, Mere, Midsomer Norton, Gillingham 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.





**Forest Marble Ltd**

Forest Marble, 4 Harris Close, Frome BA11 5JY

**Call:** 01373 482900

**Web:** [www.forestmarble.co.uk](http://www.forestmarble.co.uk)

**Email:** [will.parfitt@forestmarble.co.uk](mailto:will.parfitt@forestmarble.co.uk)

MONEY LAUNDERING REGULATIONS 2003 intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale. Consumer Protection from Unfair Regulations 2008: The Agents has not tested any apparatus, equipment, fixtures and fittings, or services, so cannot verify that they are in working order or fit for the purpose. The buyer is advised to obtain verification from his or her Professional Buyer. References to the Tenure of the property are based on information supplied by the Vendor. The agents have not had sight of the title documents. The buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of any property before travelling any distance to view.

