



Blackberry Road, Frome

£270,000

Council Tax Band D Tax Price £2,267 pa



FOREST MARBLE
PROPERTY SALES & LETTINGS

Call Forest Marble 24/7 after interacting with the virtual tour to book your viewing on this modern family town house on a popular development on the fringes of Frome. The property is well presented throughout and offers a comfortable lounge and modern kitchen diner on the ground floor, with three double bedrooms, family bathroom and ensuite to the upper floors. The property is ideal for those needing a bit of extra space if wanting to work from home. Outside you have tandem parking and a low maintenance garden. To interact with the virtual tour please follow the link [click here for VR](#)

Key Features

Three Double Bedrooms

Modern Family Home

Popular Location

Enclosed Garden

Tandem Parking

Work From Home

What The Vendor Loves About Their Home

Having lived here since new we have really enjoyed our time as a family living in this modern home, which we have thoroughly enjoyed. When looking for our first home we wanted a modern house which required little maintenance and as we both work outside of the town access out on to the ring road and the train station were essential. Having now lived here for some time we love the fact that all of the bedrooms are doubles and how snug the house makes us feel. We will miss our home and hope the new owners enjoy living here as much as we have.

Situation

Blackberry Road is a great spot for access to transport links in and out of Frome, as well being only a pleasant jaunt into the town via Rodden Meadow. 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, bank, 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



Rooms

Entrance Hall

4'2" x 3'6" (1.28m x 1.10m)

Living Room

14'8" x 11'9" (4.51m x 3.63m)

Inner Lobby

4'7" x 3'8" (1.43m x 1.16m)

Kitchen / Diner

7'7" x 11'8" (2.35m x 3.60m)

WC

3'7" x 4'7" (1.13m x 1.43m)

Landing

10'8" x 2'10" (3.29m x 0.64m)

Bedroom 2

8'9" x 11'9" (2.71m x 3.63m)

Bedroom 3

7'8" x 11'10" (2.38m x 3.38m)

Bathroom

7'9" x 5'7" (2.41m x 1.74m)

Upper Landing

3'2" x 3'2" (0.98m x 0.98m)

Bedroom 1

13'10" x 8'4" (3.99m x 2.56m)

Ensuite

5'2" x 11' (1.58m x 3.35m)

Garden

A simple rear garden with patio leading on to the lawn. Steps take you to the parking.

Parking

Tandem parking for 2 cars to the rear of the property

Directions

From our offices turn left down Wallbridge and at the round-about take the 2nd exit. Drive on to Edmund Park and follow on to Blackberry Road, follow the road and the property will be found on your left hand side.

Agents Notes

The owners informs us that there is an annual management fee of circa £160 per annum. 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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