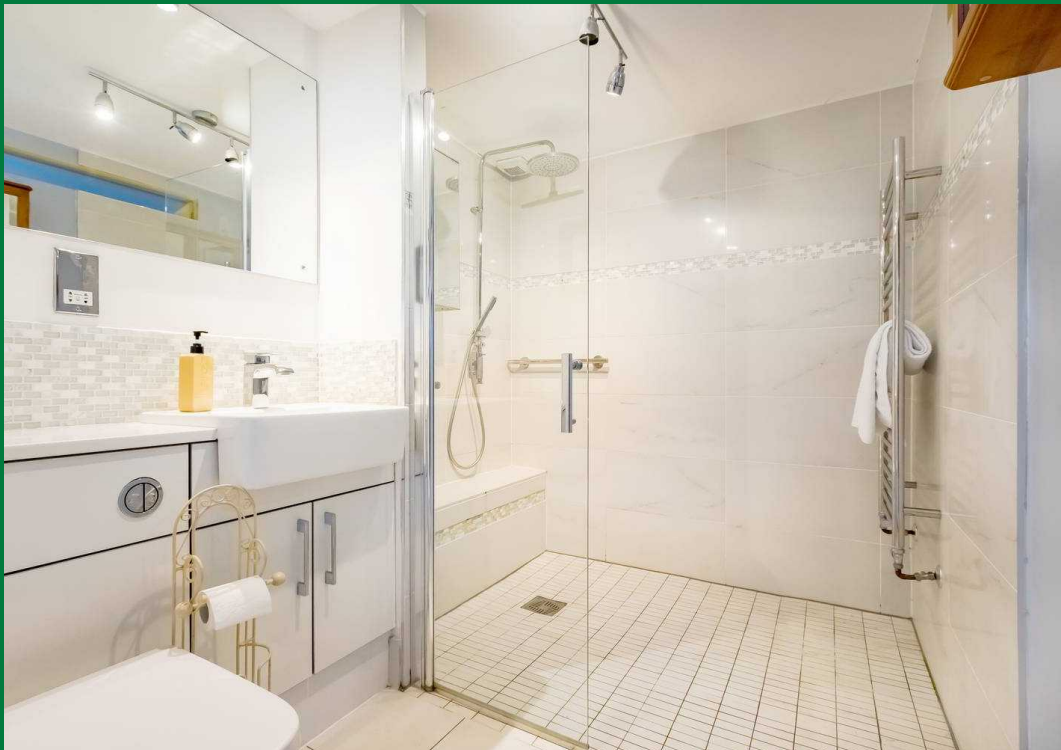




Friends Meeting House

Chipping Sodbury

£495,000

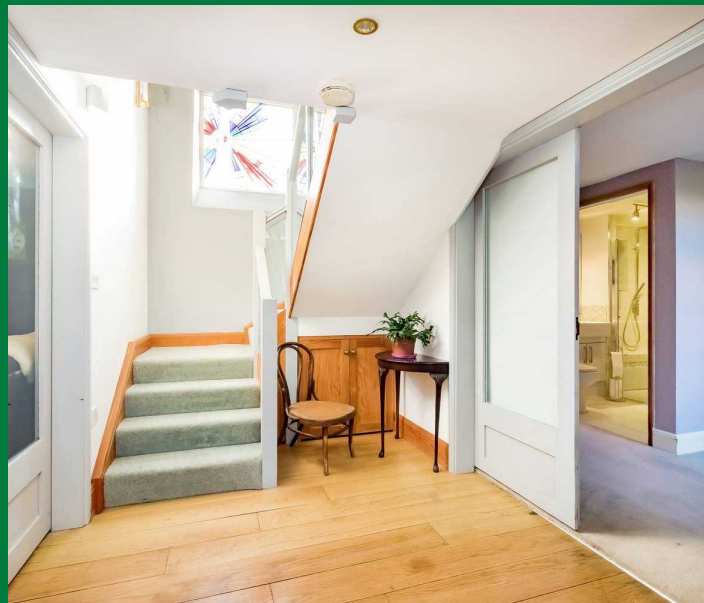


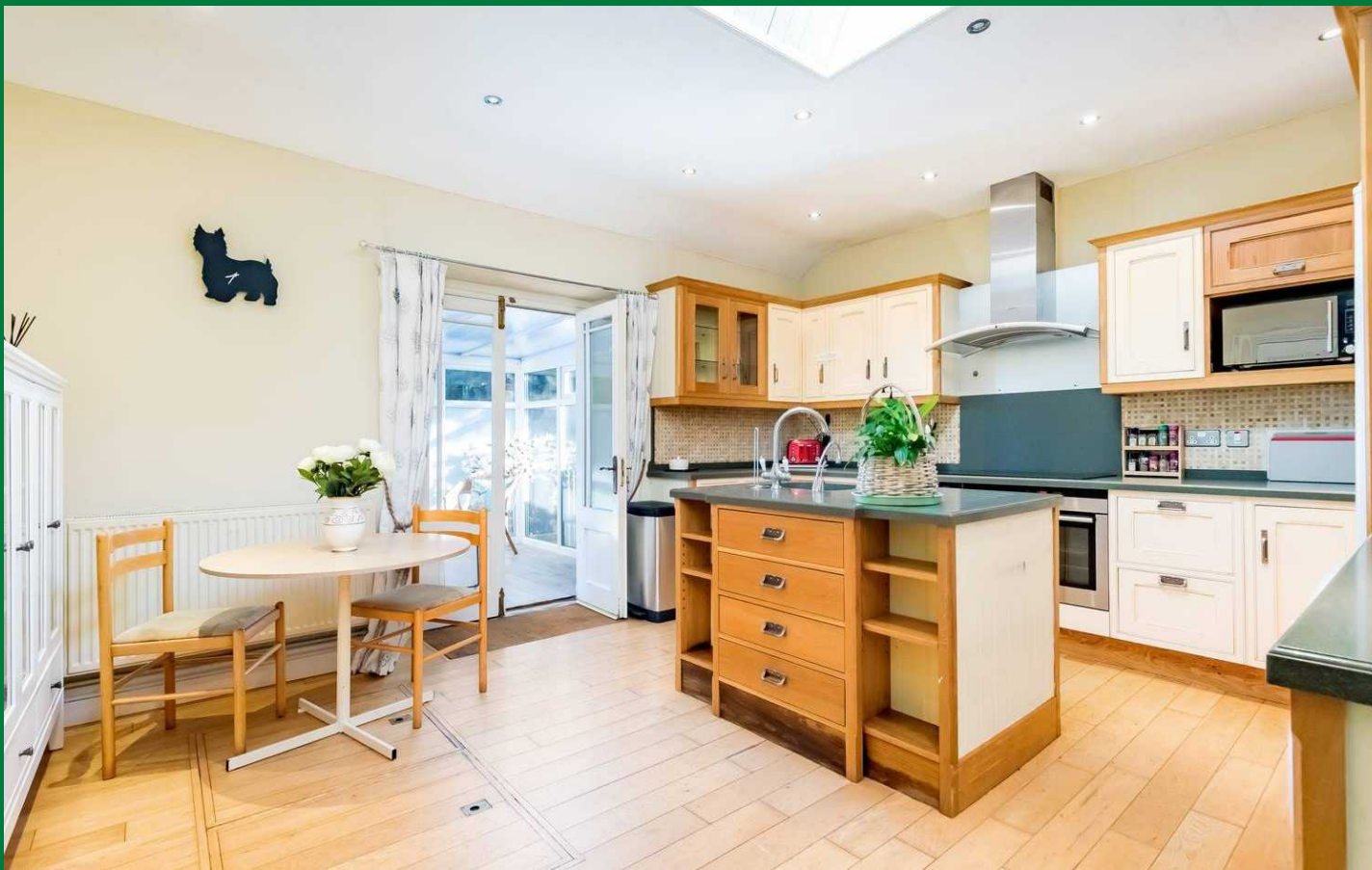
Friends Meeting House

Brook Street, Chipping Sodbury, BS37 6AZ

A complete one-off, this interesting Grade II listed chapel conversion features spacious living accommodation. Situated in a desirable lane just off the High Street, the property is ideally placed for local shops pubs and amenities, and will appeal to those looking to make the most of life in a well-established community. In recent years the property has benefitted from extensive refurbishment including a glass-balustrade staircase, modern kitchen, walk-in shower room, and also more quirky features such as internal glazed walls, which promote a light and airy space whilst preserving the natural 1692 character of the property. There is the flexibility of a potential annexe in the ground floor North wing, currently used as a bedroom with ensuite, but equally useful as a dining room, playroom, or work from home unit. Otherwise, we find three further bedrooms, one with ensuite, conservatory, and bathroom. There are two low-maintenance courtyard gardens to the front and side of the property. Offered for sale with no onward chain.

- Character Chapel Conversion
- Grade II Listed Building
- Spacious, Well Appointed Rooms
- Near High Street Location
- Potential Annexe, Or Dining Room
- Courtyard Garden & Parking
- Energy Efficiency Band E
- No Onward Chain





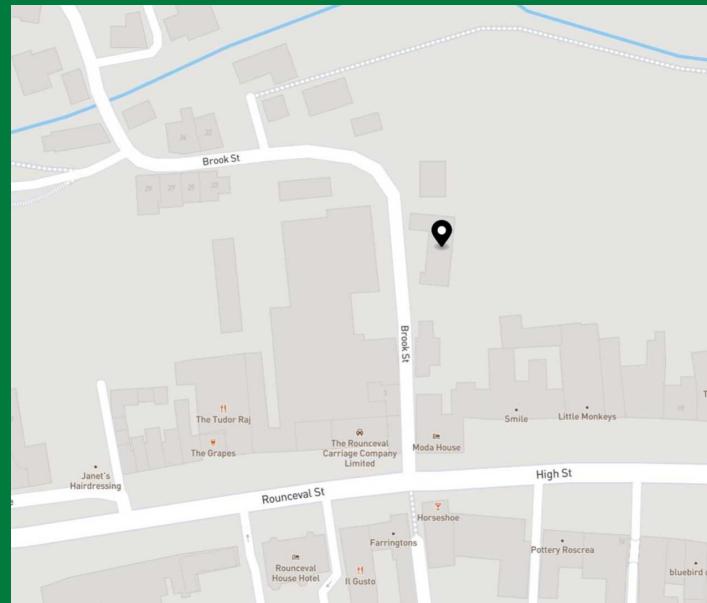
Location

Situated just off Chipping Sodbury High Street. Chipping Sodbury is a medieval market town dating back to pre-1300s. Nowadays many social activities, clubs and organisations thrive here. There is a Waitrose supermarket and full range of artisan shops, a wide selection of local pubs and restaurants, an award winning bakery and butcher, and a Town Hall events venue. We have a Golf club, tennis, rugby, football and running clubs. Bristol and Bath = 14 miles. M4 J18 = 4 miles. M5 J14 = 8 miles. Yate rail station = 2 miles. Aztec West, Abbeywood and Cribbs Causeway = 7 miles.

Council Tax band: D

Tenure: Freehold

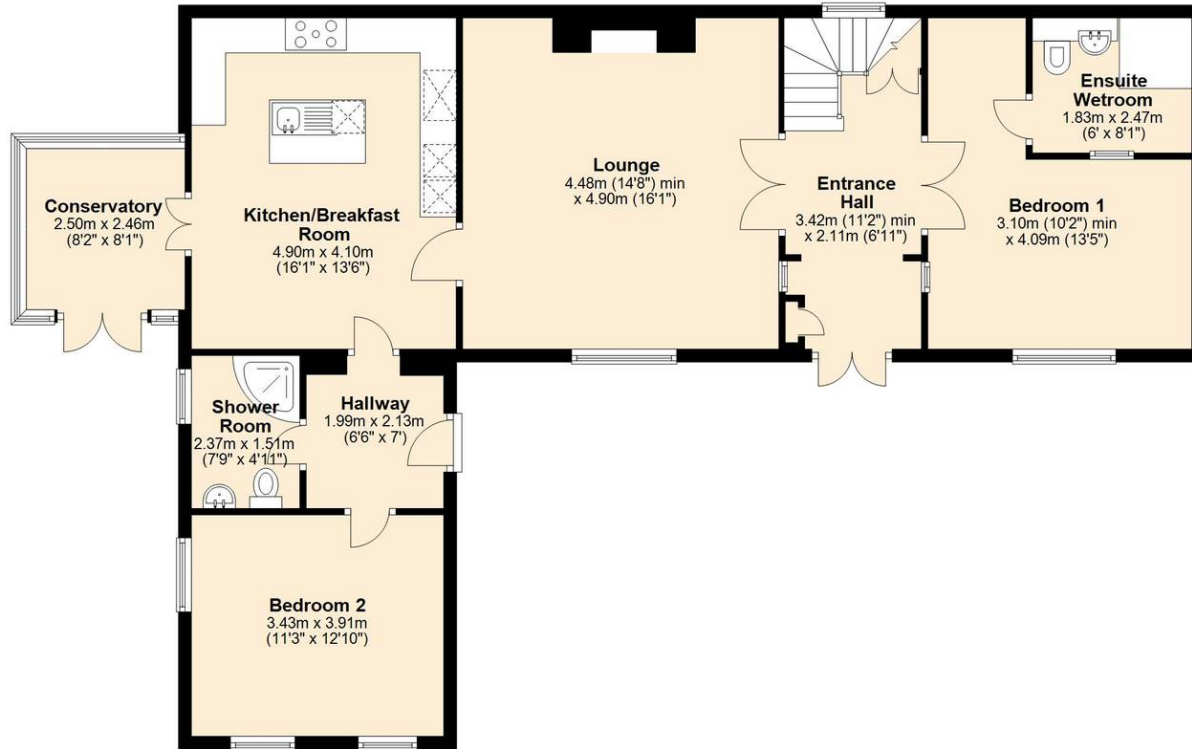
EPC Energy Efficiency Rating: E





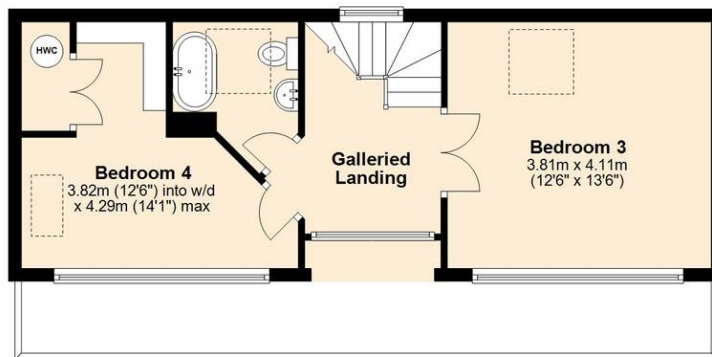
Ground Floor

Approx. 116.2 sq. metres (1250.4 sq. feet)



First Floor

Approx. 40.9 sq. metres (440.0 sq. feet)



Total area: approx. 157.0 sq. metres (1690.4 sq. feet)

Sketch plan for illustrative purposes only
Plan produced using PlanUp.

This document includes only the information that is stated in the contract and does not constitute an offer or contract.

Disclaimer:- These particulars are set out as a general guide only and do not constitute any part of an offer or contract.

Details, photographs, measurements, floorplans and distances are given as a guide only and must not be relied upon for the inclusion of any visible fixtures and fittings.

Asking prices, rents, or other figures quoted are believed to be correct at the time of publication. They are presented in good faith but without any responsibility, must not be relied upon as statements or representations of fact, and any affected parties must satisfy themselves by inspection or otherwise as to the correctness of each of them by their solicitor prior to exchange of contracts.

We have not carried out a structural survey. Any services, appliances and fittings have not been tested. We recommend independent specialist advice be taken if in doubt, about these, or any liability for VAT in respect of any transaction relating to this property.

No person in the employment of Country Property has authority to make any representation or warranty whatsoever, in relation to this property. We retain the copyright to all promotional material used to market this property.



COUNTRY
PROPERTY

The Grange, 73 Broad Street, Chipping Sodbury
South Gloucestershire, BS37 6AD

01454 321339

www.countryproperty.co.uk
enquiries@countryproperty.co.uk