

# Marshwood

Lettings & Property Management



Aerial photography courtesy of Heli-x Drone Services

Bridge Cottage  
West Coker BA22

£2,250 pcm

A spacious and well-presented 4-bedroom cottage in an elevated position with far-reaching views over the surrounding countryside





Bridge Cottage is a stunning 4-bedroom, Grade II listed property set on top of West Coker Hill with breathtaking views of the Somerset countryside. Just on the outskirts of West Coker, the property has easy access to both Yeovil and Crewkerne, with a multitude of shops and amenities to choose from. There are also mainline railway stations in both towns. Local amenities offered by West Coker include a post office, butcher, doctors surgery, two well-supported local pubs and the Lanes Hotel.

Accommodation comprises:

- Entrance Hall and WC
- Double Reception Room with two woodburners
- Kitchen/Breakfast room with Aga
- Large Cellar
- Double Bedroom with built-in wardrobe
- Single Bedroom with built-in cupboard
- Family Shower Room
- Two further double Bedrooms (2nd floor)
- Family Bathroom (2nd floor)

### Rent

£2,250 per month

### Deposit

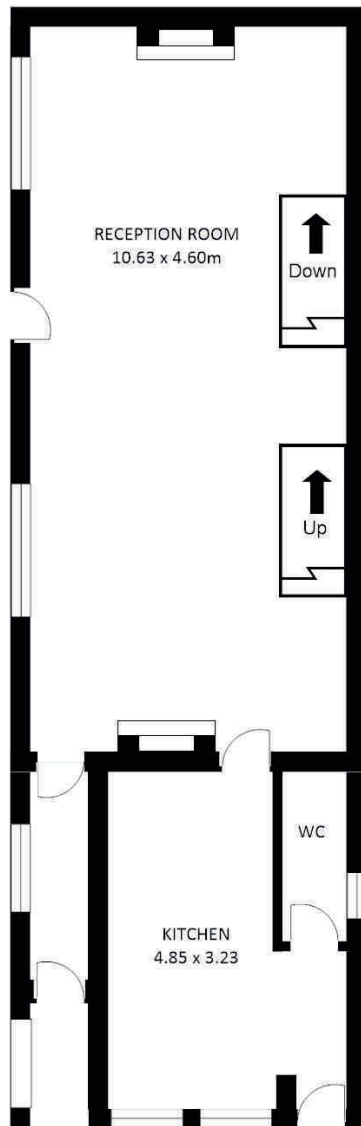
£2,596 to be held by the DPS (5 weeks' rent)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		57 D
39-54	E	41 E	
21-38	F		
1-20	G		

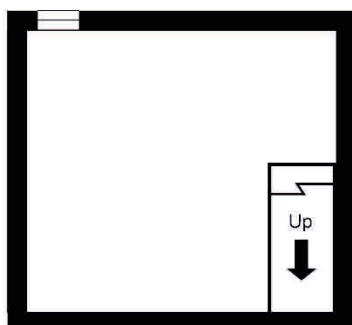


## Bridge Cottage, West Coker BA22

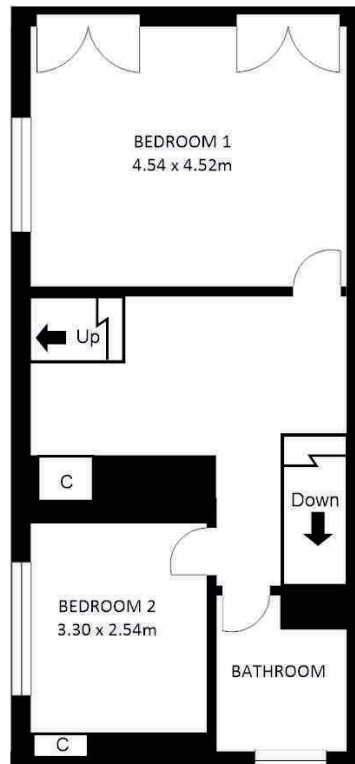
### GROUND FLOOR



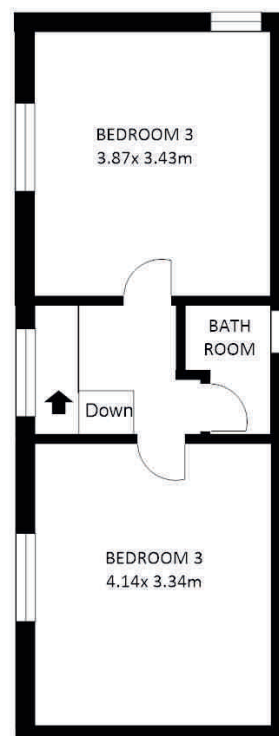
### CELLAR



### FIRST FLOOR



### SECOND FLOOR



Whilst every care has been taken to ensure the accuracy of this floor plan, measurements of rooms, windows, doors and wall thickness are approximate and no responsibility is taken by Marshwood Lettings for any error or omission. This floor plan is for representation purposes and initial guidance only.

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