



Robin King | Estate Agents

32 Mendip Close, Axbridge, Somerset
£525,000

32 Mendip Close

Axbridge, Somerset

A superbly presented 4 double bedroom home with spacious reception space, pretty gardens, integral garage & driveway parking.

Council Tax band: D

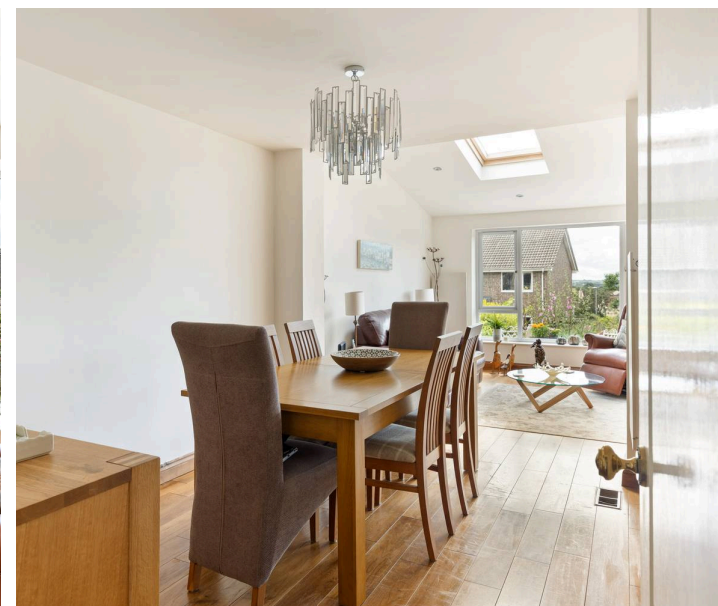
Tenure: Freehold

EPC Energy Efficiency Rating: C

All mains services

- Approx 1,922 sq ft (inc garage) of flexible family accommodation
- 4 double bedrooms
- Family bathroom and downstairs cloakroom/shower
- Free flowing reception rooms
- Beautifully presented with contemporary modern decor
- Integral garage and driveway parking
- Generous gardens
- In catchment for Kings of Wessex academy
- 8 miles to mainline rail services, 11.5 miles to Bristol airport, Junction 22 M5 7 miles

All distances/times approx







32 Mendip Close

Set back from the road behind a driveway providing parking and access to the integral garage, this attractive detached home offers 1,922 sq ft (inc garage) of flexible accommodation and has been thoughtfully updated throughout.

The front door opens into a welcoming reception room with adjacent dining room - a versatile space that works equally well for everyday family life and entertaining. This leads through to an internal hallway with a useful shower room with WC to the left, particularly convenient for guests or busy family life, together with internal access to the garage.

To the rear, the house opens into a superb living room which enjoys an abundance of natural light large glazed doors overlooking the garden. The proportions of the room allow for a variety of seating arrangements, creating a comfortable and sociable living space.

Adjacent to the living room is a snug, ideal as a reading room, home office or playroom, providing valuable additional reception space.

The kitchen has been beautifully refitted with contemporary cabinetry, integrated appliances and extensive work surfaces. Windows on two sides and a door leading outside create a bright and practical workspace, whilst the layout provides ample storage and preparation space for keen cooks.

Upstairs, a central landing serves four bedrooms arranged across the front and rear of the house. The two rear rooms overlook the garden, one with the benefit of built-in storage, while all four offer genuine flexibility whether for family, guests, or a dedicated workspace.

The family bathroom with both bath and separate shower is well appointed and serves all four bedrooms.

Throughout the property, the accommodation is presented in excellent decorative order with a contemporary yet timeless style, allowing a new owner to move straight in and enjoy the house from day one.





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Outside

The rear garden is a particular feature of the property. It has been carefully planted to create an attractive and private outdoor space with established borders, mature shrubs and areas of lawn.

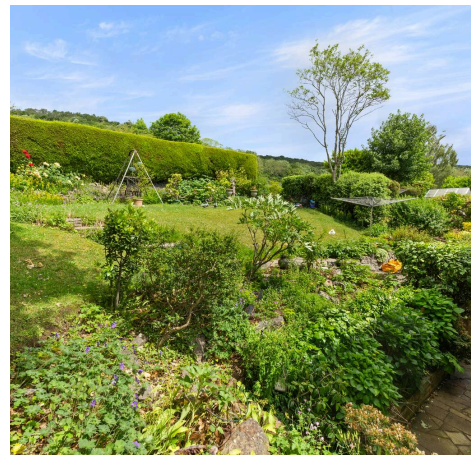
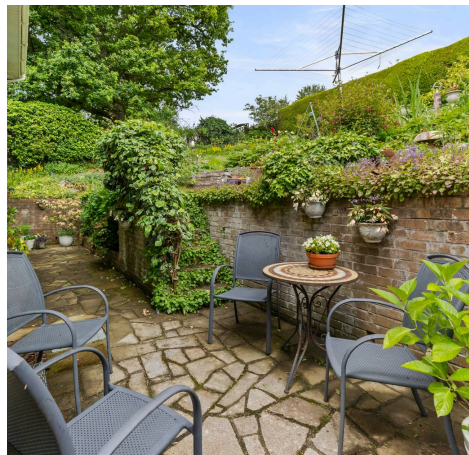
A paved seating terrace provides the perfect spot for outdoor dining and entertaining, whilst the backdrop of mature greenery beyond the boundary creates a wonderfully peaceful setting.

To the front, the driveway provides off-road parking and leads to the single garage, offering additional storage and workshop potential.

Location

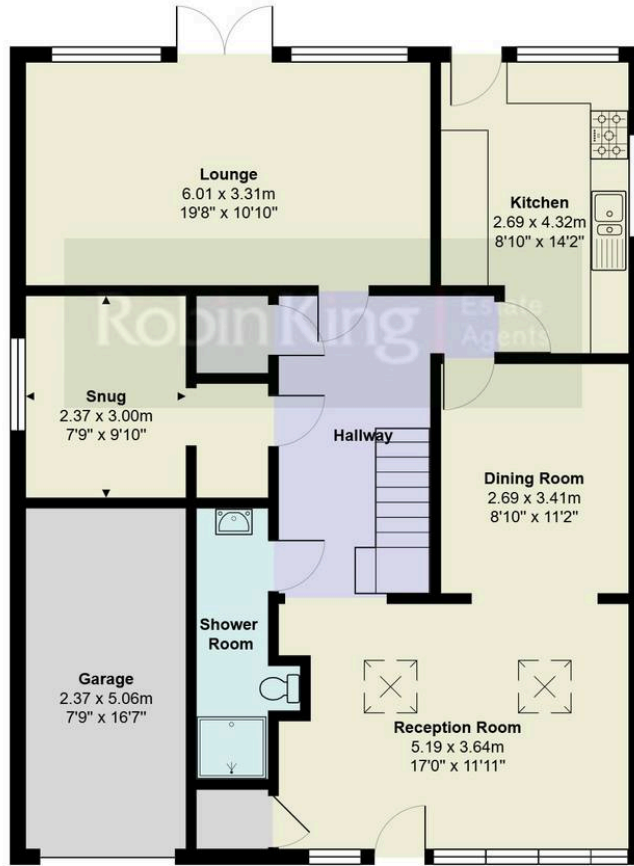
Axbridge is a charming medieval town nestling at the foot of the Mendip Hills with glorious country walks on the doorstep. It centres round a medieval square with a post office, chemist, local shop and a number of pubs and restaurants. The local first school is within walking distance of the property and Fairlands Middle School is in nearby Cheddar, along with Kings of Wessex Upper School. The smallest town in Somerset, Axbridge is situated 10 miles from the coast, 10 miles from Wells and just 18 miles from Bristol City Centre.

(All distances/times approx.)



Mendip Close, Axbridge, BS26

Approximate Gross Internal Area (excluding garage) 165.3 sq m / 1780 sq ft
Total Area 178.6 sq m / 1922 sq ft



Ground Floor



First Floor

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Sales particulars are for guidance only. No structural survey or service testing has been done. These details aren't part of a contract and shouldn't be relied on as facts. References to alterations or use don't confirm regulatory approval. Buyers must verify all information. Measurements are approximate; check them. Contact us with any important concerns before viewing.