

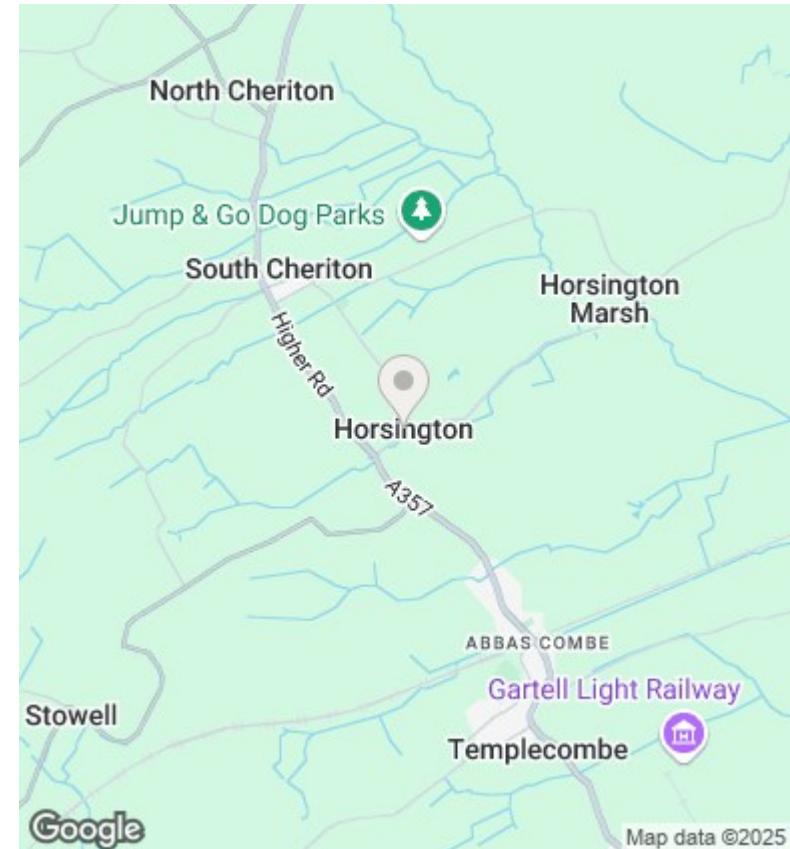
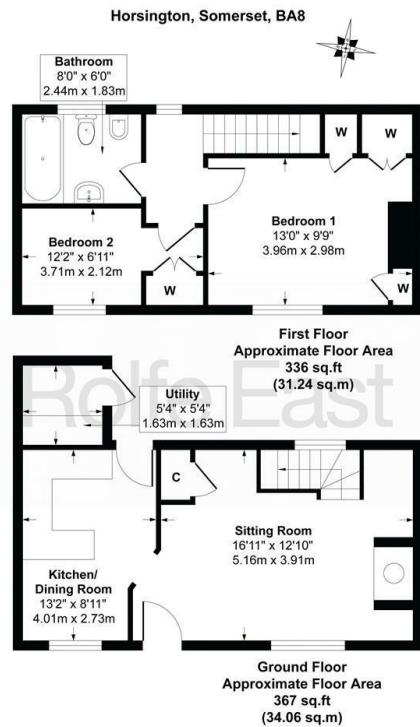
Rolfe East



Horsington, BA8 0EF

Guide Price £325,000

- STUNNING DOUBLE-FRONTED PERIOD CHARACTER END OF TERRACE COTTAGE.
- CHARACTER INCLUDING WINDOW SEATS, STONE FIREPLACE AND EXPOSED BEAMS.
- FRONT GARDEN WITH SCOPE FOR OFF ROAD PARKING (subject to planning permission).
- SHORT DRIVE TO AMAZING HISTORIC TOWN CENTRE OF SHERBORNE.
- SOUGHT-AFTER VILLAGE LOCATION - A SHORT DRIVE TO RAILWAY STATION TO LONDON.
- ENVIABLY FREE FROM THE RESTRICTIONS OF GRADE II LISTING.
- SHORT WALK TO NEARBY COUNTRYSIDE AND VILLAGE PUB.
- PERIOD-STYLE DOUBLE GLAZING AND OIL-FIRED RADIATOR CENTRAL HEATING.
- TERRACED REAR GARDEN ARRANGED FOR LOW MAINTENANCE PURPOSES.
- TASTEFUL DECORATIVE ORDER THROUGHOUT.



Directions

Viewings

Viewings by arrangement only. Call 01935 814 929 to make an appointment.

Council Tax Band

C

EPC Rating:

E

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		100
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		51
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		