



2 Mendip View, Hodders Lane, Wick St Lawrence, BS22 7YG
£315,000 Freehold

2 Mendip View, Hodders Lane,
Wick St Lawrence, BS22 7YG



- Semi detached home
- Rural location
- Three bedrooms
- Large kitchen/diner
- Main reception room
- Downstairs wet room
- Utility/boot room
- Large gardens
- Countryside views
- No chain

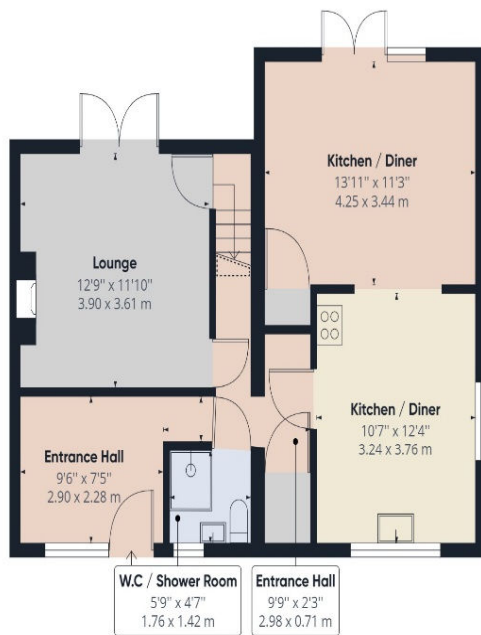
A three bedroom semi detached home located in a wonderful rural countryside location with open views to the front and rear over neighbouring farm land. The property requires modernisation throughout and offers a wonderful blank canvass and lots of potential. The property has gated off street parking and generous gardens.





Upon entry you are greeted by a spacious entrance/utility/boot room which takes you through to the inner hallway with an under stairs storage space, a further storage cupboard housing the oil fired boiler. There are further doors to the reception room, kitchen/diner and the downstairs wet room. The main reception room has pleasant views over the rear garden through double glazed patio doors and has stairs leading to the first floor. There is an open fireplace with a stone surround and wooded mantle with further display shelving to one side. The kitchen/ diner is the full depth of the property and offers views over the rear garden through double glazed patio doors and to the front through large double glazed windows. The kitchen area has a great range of base and eye level units with ample work surface and a central island. There is a built in double over and an electric hob with extractor hood over. There is space for a fridge and also a dishwasher. The dining area is to the rear and has a built in storage cupboard. The downstairs wet room has a shower, low level wc and a wash hand basin. Upstairs there are three bedrooms (please not one of the bedrooms has a wc and wash hand basin in which could be removed to reinstate it to being a bedroom) The main bedroom is to the rear with wonderful countryside views and the further two bedrooms face the front with views over fields. Outside to the rear there is a generous garden which is mainly lawned with two timber sheds and a pond. There is access to the side of the property leading to the front garden which has gated off street parking. The property is being sold with no onward chain and a viewing of this home is highly recommended to appreciate the potential this home offers.



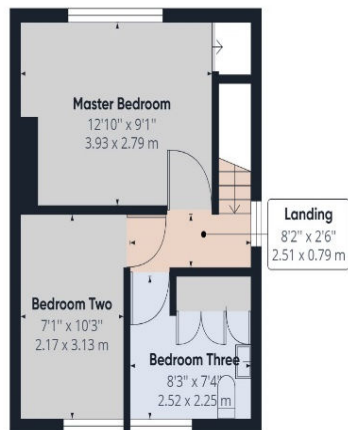


Ground Floor Building 1

Approximate total area⁽¹⁾

903.54 ft²

83.94 m²



Floor 1 Building 1

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360

