



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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



## Mill Street Wincanton

Asking Price  
£150,000

Stylish Ground Floor Apartment in Striking Grade II Listed Building – Central Wincanton

Packed with character and potential, this spacious two-bedroom ground floor freehold apartment is set within a stunning Grade II listed building—once a Chapel School dating back to 1859, later transformed into a printing works, and now a truly unique place to call home.

Right in the heart of popular Wincanton, this home offers the best of both worlds: rich architectural heritage with a contemporary open-plan layout that's perfect for modern living and providing a colossal inside space of 906 sq. ft/54 sq. m. The light-filled kitchen/dining/sitting room creates a sociable space to cook, relax, or entertain, while two good-sized double bedrooms and a surprisingly large bathroom make it practical as well as stylish.

With two separate entrances, the apartment feels more like a house than a flat. You'll also enjoy use of a front garden that you can transform into a pretty outdoor space, ideal for a morning coffee or pot plants, and there's on-street parking just outside. The property is comfortably liveable but offers great scope to refresh and add value—a brilliant opportunity for first-time buyers, downsizers, or investors alike.

With no onward chain, and a central location close to shops, cafés, and countryside walks, this is a home that ticks all the right boxes.

Full of character, full of potential—and ready for its next chapter.





## The Property

### Accommodation

#### Inside

The main entrance lies to the side of the building where double doors open into a communal entrance hall with stairs rising to the first floor and door to this apartment. The apartment also has a double storage cupboard in the communal entrance. The front door opens into the hall, which has a double cloaks cupboard and doors leading off to the accommodation. For practicality and appearance, the floor is laid in a wood effect laminate, which continues into the open plan living space.

The living space benefits from two large windows with additional glazing to the front of the building plus double doors, with further timber doors to the front. There are display shelves and cabinets that provide useful storage, and there is

plenty of room for a large dining table and chairs as well as armchairs and settees for relaxing.

The kitchen is fitted with a range of modern units consisting of floor cupboards, separate drawer unit and eye level cupboards. You will find a good amount of work surfaces with a tiled splash back and a one and a half bowl stainless steel sink and drainer with a mixer tap. There is a built in electric oven and gas hob with an extractor hood above plus space for fridge/freezer and plumbing for a washing machine.

There are two double bedrooms that lie to the back of the apartment, both have a high level window with additional glazing and the main bedroom has a bed frame cabinet. The bathroom is surprisingly large and is fitted with a bath, walk in shower cubicle, WC and pedestal wash hand basin.

#### Outside

From the pavement, a metal gate opens onto a flagstone path that leads to steps rising to the double timber doors of the open plan living space. The apartment has use of the frontage and it could be transformed into a delightful seating area. On either side of the path there are gravelled areas and the whole frontage is enclosed by the original metal railings.

#### Useful Information

Energy Efficiency Rating tba  
Council Tax Band A  
Original Arched Window with secondary internal glazing  
The gas boiler is not functional and this will not be rectified by the seller  
Mains Drainage  
Freehold  
No Onward Chain

#### Directions

Postcode - BA9 9AP  
What3words - octagon.arching.fetches

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