



DERBYSHIRE'S
Village and Country

The Pool House Shepherds Lane, Chard,
Somerset, TA20 1QU

Spacious & Modern 3 Double Bedroom Bungalow – Walking Distance to Chard Town Centre

A superb opportunity to purchase this beautifully presented and spacious purpose-built 3 double bedroom bungalow, ideally located within walking distance of Chard town centre and all local amenities.

This modern home boasts a stylish and versatile open-plan living, dining, and kitchen area, perfect for family life and entertaining. A separate study provides an ideal space for home working, while the utility room adds practical convenience.

The master bedroom benefits from a private en-suite, with two further generous double bedrooms served by a contemporary family bathroom. A conservatory extends the living space and overlooks the enclosed rear garden, providing a peaceful retreat. Externally, the property offers a garage with power and lighting, plus an electric gated driveway for secure off-road parking.

An ideal home for families or those looking for single-level, low-maintenance living with modern comfort and convenience. Early viewing highly recommended.

Three double bedrooms

- Open-plan living/dining/kitchen
- Study & utility room
- En-suite to master & family bathroom
- Conservatory
- Enclosed rear garden
- Garage with electric & light
- Electric gated driveway
- Walking distance to Chard town centre



THIS FLOOR PLAN IS PROVIDED WITHOUT WARRANTY OF ANY KIND. SENSOPIA DISCLAIMS ANY WARRANTY INCLUDING, WITHOUT LIMITATION, SATISFACTORY QUALITY OR ACCURACY OF DIMENSIONS.

The Pool House Shepherds Lane, Chard, Somerset, TA20 1QU
£425,000

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A	89	92
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
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Not environmentally friendly - higher CO ₂ emissions		
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