



Medway
Chardstock, Axminster

STRUTT
& PARKER

BNP PARIBAS GROUP

A detached family home with up to 6 bedrooms and flexible accommodation, in a sought-after East Devon village setting

A generously-proportioned family home offering quality fixtures and fittings, neutral décor and a wealth of wooden flooring, all combining to provide an elegant and practical living space. The property has pretty gardens to the front and rear, featuring a secluded terrace with outside kitchen. Medway is set in the heart of the sought-after village of Chardstock, within the Blackdown Hills (AONB).



3 RECEPTION ROOMS



4 - 6 BEDROOMS



4 BATHROOMS



DOUBLE GARAGE



GARDEN



FREEHOLD



VILLAGE



2,629 SQ FT



**GUIDE PRICE
£800,000**

The property

Medway is an attractive stone-clad family home, offering more than 2,600 sq ft of light-filled, flexible accommodation arranged over three floors. Designed to provide an elegant yet practical environment for both living and entertaining, the property combines quality fixtures and fittings with a neutral décor palette and a wealth of wooden flooring throughout the ground floor.

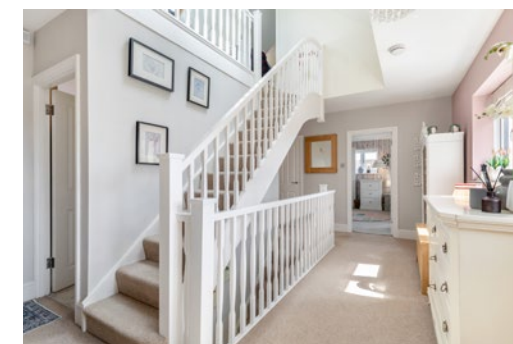
The accommodation flows from a welcoming reception hall and includes a large dual-aspect drawing room, a generous triple-aspect sitting room with a feature double-sided wood-burning stove and patio doors to the garden, as well as a well-proportioned study with bespoke fitted working area. The spacious kitchen/dining room is fitted with a range of contemporary wall and base units, modern integrated appliances, and complementary work surfaces and splashbacks. A large sky lantern brings in natural light, while French doors open onto the terrace. The dining area features a bespoke central dining island and shares the double-sided wood-burning stove with the sitting room. Doors from the

drawing room and dining area lead to an inner hall with a useful shower room and access to a fitted utility room with an external door to the garden.

On the first floor, the principal bedroom enjoys dual-aspect views, fitted storage, and French doors opening onto a private front-facing balcony with far-reaching views. It also benefits from a contemporary en suite shower room. Two additional double bedrooms with fitted storage are located on this floor, along with a fitted dressing room with potential for conversion into an additional bedroom if desired, and a modern family bathroom with twin sinks. A galleried landing on the vaulted second floor leads to a further double bedroom and an additional fitted dressing room with an en suite shower room, also suitable for use as an extra bedroom if required.

Outside

Occupying an elevated position and accessed through a private lane, the property is approached by double wooden electric gates over a tarmac driveway.



There is plenty of private parking, leading to a generous double garage. The beautifully landscaped garden surrounds the property and is laid mainly to gently-sloping lawn, bordered by well-stocked flower and shrub beds. It has numerous sunny seating areas, including a paved terrace off the kitchen, ideal for entertaining and al fresco dining. The terrace also features a fire pit and an outside kitchen with built-in BBQ. The whole is screened by mature shrubs and trees, providing privacy and seclusion throughout.

Location

Chardstock is a desirable East Devon village, set in the Blackdown Hills Area of Outstanding Natural Beauty, on the Devon and Dorset border. The surrounding area offers scenic walking and cycling routes with picturesque views across the East Devon countryside. The village has a church, community hall, village shop, Post Office, pub and primary school, while the nearby market towns of Chard and Axminster both offer further facilities including shopping, weekly farmers

markets, supermarkets and cultural, leisure and educational amenities. The striking World Heritage Jurassic Coast is a short distance away, with its popular town of Lyme Regis, known for its Cobb, historic harbour, fossil-rich beaches and water-sports activities.

There are excellent schools for boys and girls of all ages, including Chard Independent Preparatory School and the outstanding nationally acclaimed Colyton Grammar School. Other well-known schools within reach include Taunton School, Kings College, Queen's College and King's Hall, Millfield and Wellington. Slightly further afield is Exeter and its wide range of schooling, including The Maynard, Exeter School and Exeter Cathedral school.

The area is well connected to the A-road network, with the A35 and A380 nearby. The A303 is easily accessible, with links to Exmoor and Dartmoor National Parks. There are hourly direct rail services from Axminster to London Waterloo and Exeter.

Distances

- Chard 4.2 miles
- Axminster 4.5 miles
- Lyme Regis 9.4 miles
- Taunton 17.9 miles
- Exeter airport 26.3 miles
- Exeter 30.1 miles

Nearby Stations

- Axminster

Nearby Schools

- St. Andrews CofE Primary
- Axe Valley Academy
- Axminster Primary Academy
- Combe St. Nicholas CofE Primary
- Hawkchurch CofE Primary
- Chard Prep School
- Colyton Grammar
- Perrott Hill





The position & size of doors, windows, appliances and other features are approximate only.

□ □ □ □ Denotes restricted head height

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Floorplans

Main House internal area 2,629 sq ft (244 sq m)

Double Garage internal area 353 sq ft (33 sq m)

Balcony external area 105 sq ft (10 sq m)

Total internal area 2,982 sq ft (277 sq m)

For identification purposes only.

Directions

EX13 7BN

what3words: ///exposes.cocoons.fellow - brings you to the driveway

General

Local Authority: East Devon District Council

Services: Mains electricity, gas and water. Private drainage which we understand is compliant with current regulations. Gas central heating.

Council Tax: Band G

EPC Rating: C

Wayleaves and easements: The property is sold subject to any wayleaves or easements, whether mentioned in these particulars or not

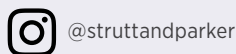
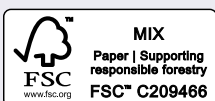
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