STAGS



21 Golden Hill

21, Golden Hill, Wiveliscombe, Taunton, TA4 2NT







Wellington 8 miles | Taunton 11.4 miles

A well-positioned two-bedroom mid-terrace cottage, situated in the centre of Wiveliscombe.

- Mid-terrace
- Characterful Cottage
- Two Bedrooms
- Sitting Room
- Kitchen/Dining Room
- Family Bathroom
- Courtyard Garden
- No Onward Chain
- Council Tax Band B
- Freehold

Guide Price £150,000

SITUATION

Situated in the centre of Wiveliscombe, a vibrant market town renowned for its strong sense of community, this property enjoys a highly convenient location within easy reach of a wide range of local amenities. The town offers a weekly farmers' market alongside everyday facilities including a supermarket, public houses, veterinary practice, library, medical centre, post office, community centre, and both primary and secondary schools. Wiveliscombe also boasts excellent recreational and sporting facilities, with a recreation ground incorporating a heated outdoor swimming pool, together with established football, rugby, and tennis clubs. Taunton, the County Town of Somerset, is approximately 11 miles away and provides an extensive range of shopping, business, and leisure amenities, as well as mainline rail connections to London Paddington and access to the M5 motorway. The nearby town of Wellington, located around 7 miles away, offers further retail, educational, and leisure facilities, together with additional motorway links.

DESCRIPTION

A two-bedroom mid-terrace cottage conveniently positioned in the heart of Wiveliscombe. The property features a sitting room, kitchen/diner, family bathroom, and two bedrooms, together with a courtyard garden to the rear. Offered for sale with no onward chain.

ACCOMMODATION

The front door opens into an entrance hallway, with a door leading into the sitting room. Featuring a front-facing window, a inglenook fireplace with wood-burning stove, exposed beams, and characterful alcoves. The sitting room flows through to the kitchen/dining room, where stairs rise to the first floor beneath Velux windows. The kitchen is fitted with a range of matching wall and base units, complemented by worktops, a sink unit, and an integrated oven with hob and extractor hood above. A door from the kitchen leads to an inner hallway, which provides access to the family bathroom, fitted with a bath with shower over, wash hand basin, and WC. The hallway also leads to a lean-to, which offers access to the rear garden.

On the first floor, the landing provides access to both bedrooms. Bedroom One is situated at the rear of the property, while Bedroom Two is located at the front and benefits from a built-in wardrobe.

OUTSIDE

Externally, there is an courtyard garden, with pedestrian right of way over for neighbouring properties.

SERVICES

All mains services. Mobile coverage is good outdoor with EE, Three and Vodafone and good outdoor variable in-home (Ofcom). This property has the benefit of superfast broadband (Ofcom).

VIEWINGS

Strictly by appointment with the vendor's selling agents, Stags, Wellington Office.

DIRECTIONS

From the centre of Wiveliscombe, follow Silver Street and continue towards Golden Hill. The property is located on the left-hand side, just beyond the mews.







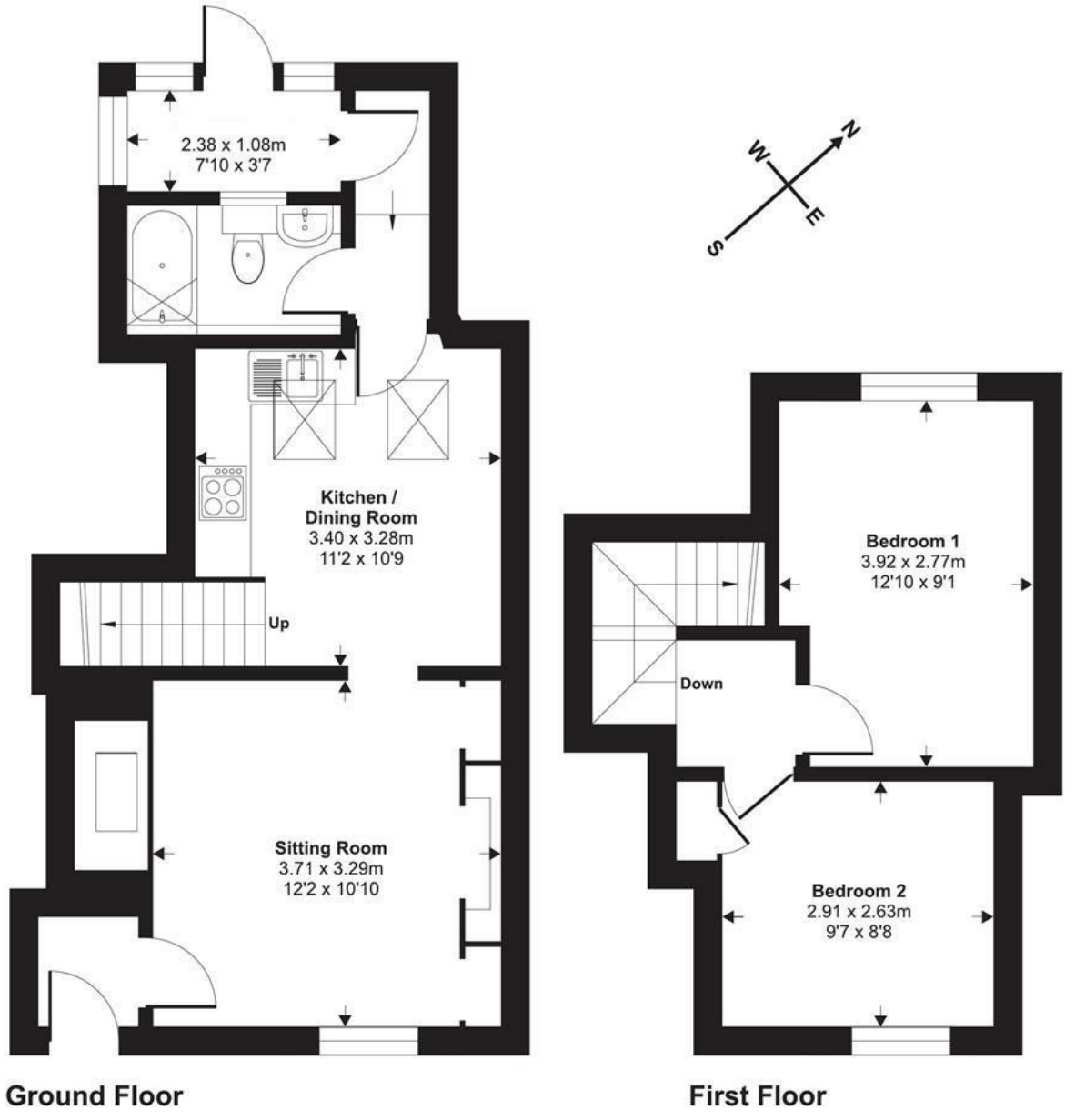




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Approximate Area = 669 sq ft / 62.1 sq m

For identification only - Not to scale

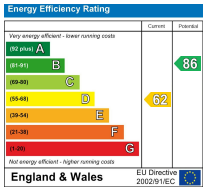


Ground Floor

First Floor

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Stags. REF: 1501887

IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Purchasers must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.



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