

Nursery House,
Castle Cary



The Nurseries, Castle Cary

- 1270sq ft | Freehold
- 3 bedrooms
- Modern design
- Close to The Newt, Bruton, Sherborne
- Good transport links with the A303 and Castle Cary train station nearby.

Originally the Milk Office for the town, built in 1905, this is one of two three-bedroom houses that form part of a design-led refurbishment carried out by the current owner. (The other property might also be available should someone want two properties next to each other or convert into one larger unit)

It goes without saying that the standout feature of the refurbishment is the glass rear extension incorporating the double aspect steel floating staircase in the centre.

The property is entered from the street via a large front door into a reception area with a wall of wardrobes, providing hanging and shelving space.

A glazed door leads into the kitchen/dining room. This is a bright and airy room with a parquet wood floor and two sets of windows looking to the front and a glazed door through to the reception area with its glass ceiling that brings light all the way through.

The kitchen offers a good range of cream wall and base units topped with a wood work surface housing a bowl and a half stainless steel sink, there is also a kitchen island providing more drawer space and a breakfast bar. All the appliances are free standing. A clever space saving idea is the installation of a projector and the use of the blinds as the screen.

Glazed double doors lead through into the living area, which is set in the striking glass rear extension. There is a slate tiled floor and a door out to the garden.

A sliding door leads through to a downstairs cloakroom with a W.C. with concealed cistern, wash basin with mirror above and a wall-mounted heated towel rail. The area under the stairs also makes a handy utility area with space for a washing machine. There is also the Bosch combi Boiler and fuse board.

The fabulous staircase leads up to the first floor where there are 2 double bedrooms and a bathroom. The landing has a Juliet balcony overlooking the reception room below. The first bedroom is a good size still bedroom with a wall of fitted wardrobes, providing hanging and a shelving space and there is a window to the front.



The second is a slightly smaller double bedroom also with a window to the front.

The family bathroom has a tiled floor and part tiled walls, a bath with a ceiling mounted overhead shower, a shower screen, W. C., a wash basin with mirror above and two windows.

On the top floor is the master bedroom with a vaulted ceiling and the exposed beams. In a hotel style there is a freestanding bath and basin open to the bedroom and a separate loo. There is under eaves storage and two Velux windows set in the roof.

The garden is ideal for evening drinks with a paved area directly off the house and then a very manageable lawn with an apple tree front and centre. The garden has well stocked borders with various plants trained against the walls.

The property really lends itself to a variety of buyers, from a country bolt hole (only 1.45 hours from Paddington) to use as a base for exploring all the local attractions such as The Newt, Hauser and Wirth, Sherborne, Bruton, Frome, Glastonbury etc. To a home with easy access to all of the Westcountry via the A303.

Useful Info:

- The Newt- 1.7 miles
- Hazlegrove Prep School - 6.7 miles
- Stourhead House and Gardens - 14 miles
- Bruton - 3.6 Miles
- Sherborne - 13.9 miles
- Glastonbury Tor - 15.8 miles
- Castle Cary Train Station - 1.5 miles



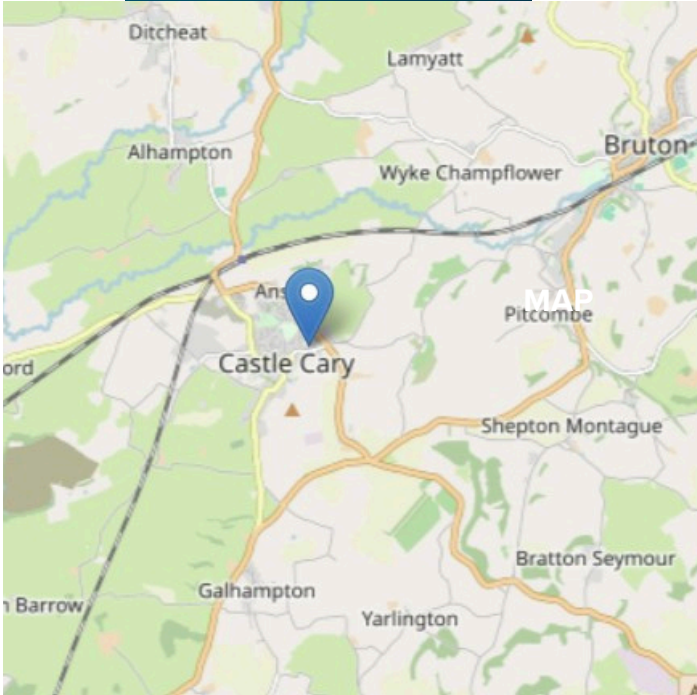






Energy Efficiency

score	Energy rating	Current	Potential
2+	A		
1-91	B		86 B
9-80	C		
5-68	D	61 D	
9-54	E		
1-38	F		
-20	G		



Floor Plans

1367 sq ft

GROUND FLOOR

Kitchen / Dining Room
24' (7.32)
x 18'9" (5.82)

Living Room
x 9' (2.74)

FIRST FLOOR

Bedroom 3
10'8" (3.29)
x 7'11" (2.41)

Bedroom 2
11' (3.35)
x 11' (3.35)

SECOND FLOOR

Bedroom 1
24' (7.32)
x 14' (4.27)

The Nurseries, Upper High Street, Castle Cary, BA7

Approximate Area = 1367 sq ft / 126.9 sq m

For identification only - Not to scale

Certified Property Measurement Standard (CPMS) Residential, 6th Edition 2024
 Floor data produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS) Residential, 6th Edition 2024.
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