



## THE OLD POST OFFICE

MONKSILVER, NR TAUNTON, SOMERSET

JACKSON-STOPS 

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**THE OLD POST OFFICE  
MONKSILVER, NR TAUNTON, SOMERSET**

A COTTAGE OF IMMENSE CHARACTER AND CHARM OFFERING SURPRISINGLY SPACIOUS ACCOMMODATION SET WITHIN THIS SOUGHT AFTER VILLAGE ON THE EDGE OF EXMOOR NATIONAL PARK.



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**COMMUNICATIONS**

WILLITON 2 MILES

TAUNTON 13 MILES

MINEHEAD 8 MILES

TAUNTON TO LONDON

PADDINGTON 1 HR 45 MINS

(DISTANCES/TIMES APPROXIMATE)

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**FEATURES**

- Dining / Reception Hall
- Sitting Room
- Study Area
- Drawing Room
- Cloakroom with Shower
- Farmhouse Style Kitchen with New Rayburn
- Garden Room
- Cloakroom
- Utility Area
- Guest Bedroom
- Principal En Suite Bedroom
- Two Further Bedrooms
- Family Bathroom
- Enclosed Lawned Garden
- Streamside Terrace
- Further Raised Terrace
- Stone Built Garden Store
- Off Street Parking
- Single Garage and Parking





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## THE PROPERTY

This beautifully presented village house is arguably one of the oldest in the village with a date plaque of 1609 on the front elevation. As its name suggests, it was originally the village Post Office, but has in recent years been subject to a complete and ongoing restoration programme revealing some exceptionally well preserved structural timbers, beams, uprights, flagstone floors and an inglenook fireplace. The property is certainly worthy of its Grade II Listing, the restoration works having been carried out to a particularly high standard. The house is particularly well decorated with some more contemporary styles and finishes.

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## THE LOCATION

The Old Post Office is set in the heart of Monksilver, part of the village being within the Exmoor National Park, and a great starting point for walking. The village has a popular inn and ancient church and a thriving village community. Williton is about four miles to the north and has good day to day amenities, and a little further away, approximately seven miles, is Wiveliscombe with its good day to day facilities and highly regarded secondary school. Taunton, the County Town of Somerset, provides an excellent shopping centre, good independent and state schools, sporting facilities and a main line railway connection to London Paddington. As Monksilver is on the doorstep to Exmoor there are many pursuits to be enjoyed such as sailing or windsurfing at Wimbleball Lake, walking and riding across the moor and access to the North Somerset coastline.









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## GARDENS AND GROUNDS

The gardens are found mainly to the rear and side of the house, the main part providing an enclosed lawned garden, with a sitting out area, and a fruitful apple tree. A further streamside Terrace lies to the side, along with a further raised terrace and a useful stone built store. A pretty picket garden gate leads down to the Stream. Double gates lead in from the village road to an additional paved Parking Area. There is a Single Garage on the opposite side of the road, one of a pair, which has Hard Standing at the front.

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## PROPERTY INFORMATION

**Postcode:** TA4 4JB

**Services:** Mains electricity. Mains water and drainage.  
Oil fired central heating.

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## LOCAL AUTHORITY

West Somerset District Council  
West Somerset House  
Killick Way, Williton  
Taunton, Somerset TA4 4QA  
[www.westsomersetonline.gov.uk](http://www.westsomersetonline.gov.uk)  
Telephone: 01643 703704

Tax Band: G

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## LOCAL DIRECTIONS: (POSTCODE: TA4 4JB)

Take the A358 towards Minehead. After passing Bishops Lydeard, turn left onto the B3224 sign posted to Wheddon Cross. Continue on for approximately 9 miles to Elworthy Cross. Turn right and continue on this road for several miles until you reach Monksilver. The Old Post Office will be found on your right hand side.

**Contents, Fixtures and Fittings:** Unless specifically mentioned as included in these particulars, all contents, fixtures and fittings, garden ornaments and statues, carpets and curtains are specifically excluded from the sale. Certain items may be available by separate negotiation.

**Viewing:** By appointment with Jackson-Stops  
Taunton office: 01823 325 144

Details prepared and photographs taken March 2019.



# THE OLD POST OFFICE, MONKSILVER, NR TAUNTON, SOMERSET

APPROX. GROSS INTERNAL FLOOR AREA 2747 SQ FT 255.1 SQ METRES  
(EXCLUDES RESTRICTED HEAD HEIGHT & OUTBUILDING)



Sketch plan for illustrative purposes only. All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

Important notice 1. These particulars have been prepared in good faith as a general guide, they are not exhaustive and include information provided to us by other parties including the seller, not all of which will have been verified by us. 2. We have not carried out a detailed or structural survey; we have not tested any services, appliances or fittings. Measurements, floor plans, orientation and distances are given as approximate only and should not be relied on. 3. The photographs are not necessarily comprehensive or current, aspects may have changed since the photographs were taken. No assumption should be made that any contents are included in the sale. 4. We have not checked that the property has all necessary planning, building regulation approval, statutory or regulatory permissions or consents. Any reference to any alterations or use of any part of the property does not mean that necessary planning, building regulations, or other consent has been obtained. 5. Prospective purchasers should satisfy themselves by inspection, searches, enquiries, surveys, and professional advice about all relevant aspects of the property. 6. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact; we have no authority to make or give any representation or warranties in relation to the property. If these are required, you should include their terms in any contract between you and the seller.

TAUNTON

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JACKSON-STOPS



PROPERTY EXPERTS SINCE 1910