

## Watery Lane, Regil

£835,000

4 1 1



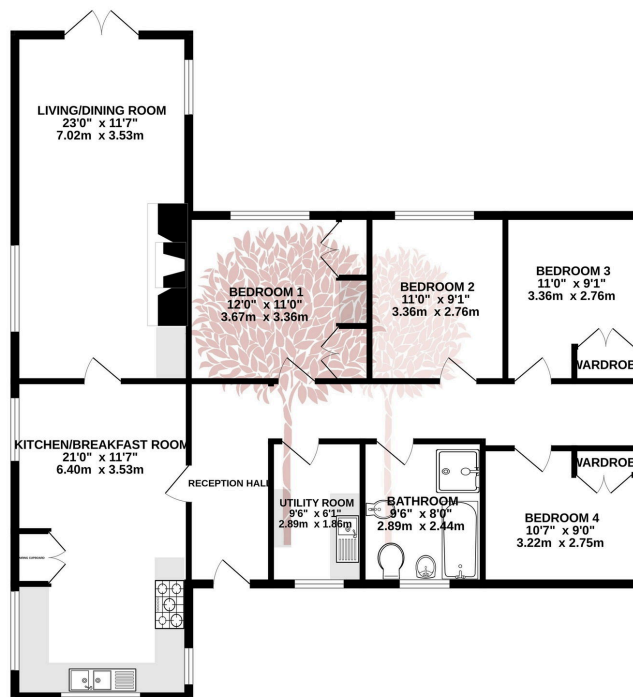
A unique four bedroom detached bungalow set within approximately 2 acres of an outstanding & picturesque grounds, in a delightful semi-rural position, between the popular villages of Regil and Winford. This spacious bungalow offers huge potential and has previously been granted planning permission for a spectacular grand design and also features a triple garage with office, small barn/field shelter, paddock, plenty of secure gated parking and a little extra slip of land affectionally known as 'The Spinney'.



## Key Features

- Outstanding opportunity to purchase a large four bedroom detached bungalow with huge potential
- Triple berth garage with home office to one end
- Expired planning permission to further increase the accommodation
- Spacious triple aspect Sitting room and Kitchen/Breakfast room
- A very rare opportunity indeed
- Set in approximately two acres with pony paddock and barn
- Exceptional panoramic views and a high degree of privacy
- Wonderful lifestyle home close to the popular villages of Chew Magna and Winford
- Private driveway with electric gates
- Council Tax Band F, EPC Rating F

GROUND FLOOR  
1227 sq.ft. (114.0 sq.m.) approx.



TOTAL FLOOR AREA: 1227 sq.ft. (114.0 sq.m.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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