

# The Grange

Region: Somerset Sleeps: 8

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## Overview

The Grange offers a retreat for those in search of a unique countryside escape with a difference. The wonderful location offers the perfect opportunity to explore the delights of the Somerset levels. Bird lovers may be lucky enough to spot buzzards, cranes and herons. A visit to Wells Cathedral, Glastonbury Abbey and the five National Nature reserves are a must! But you don't have to go out and about if you simply need oodles of space for energetic children (and grownups) to run around in, just make the most of the huge gardens you will have all to yourselves.

For those who prefer indoor comforts, the Grade II listed home boasts a classic and tasteful interior. Filled with wonderful original features Gothic arch doorways, exposed beams, flagstone floors, a vaulted galleried landing and open fireplaces all add to the unique atmosphere. This hidden jewel within Somerset is believed to date back to the 13th century, having undergone various renovations over subsequent years. The current owners have very sympathetically updated The Grange to create a characterful home-from-home.

The ground floor has a welcoming large comfortable living room with open fireplace, extremely well-equipped country style kitchen with sparkling disco ball, breakfast area and superb dining room, all with original flagstone floors. Four bedrooms are located on the first floor, including the Master bedroom with garden views and en suite bathroom. There are three further large bedrooms (two with king/double beds plus a single in each, and one with zip link super king bed that can also be made up as a twin room). The rooms share access to a country style family bathroom on the first floor. The roll top bath is perfect for a soak after a day of exploring Somerset and there is an additional shower room available on the ground floor.

There is no better way to end the day than an al fresco barbecue in the wonderful enclosed gardens where you can soak up the last of the day's sun, try your hand at a game of croquet on the well-tended lawn or simply enjoy the peace and tranquillity of this exquisite Somerset retreat.



AS MENTIONED IN



## Facilities

Great Value • **Recommended** • **Exclusive** • Heritage Collection •  
Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • Wi-Fi/Internet  
• Walk to Village • Walk to Restaurant • BBQ • Ideal for Xmas/NY •  
Smart TV • Indoor Games • Outdoor Games • Working  
Fireplace/Woodburner • Heating • Cot(s) • High Chair(s) • Rural Location  
• Walking/Hiking Paths • Outstanding Landscapes • Outdoor Pursuit &  
Activities • Tourist Towns & Villages • Historical Sites • Romantic

# Interior & Grounds

## Ground Floor

- Kitchen with large breakfast table, gas range cooker with 2 ovens, grill and 6 burner hob, 2 dishwashers, 2 fridges, 2 large toasters, microwave, freezer, washing machine, tumble dryer, and 24" smart TV
- Large living room with comfortable seating and open fire, 65" smart TV and Bluetooth sound system, DVD player and well-stocked games cupboard!
- Dining room with large table seating up to 10, open fire and Bluetooth sound system
- Bathroom with shower, WC and washbasin

## First Floor

- Master Bedroom: Lilac, with king size bed, en suite shower, WC and washbasin
- Bedroom 2: Eau-de-nil, with king size bed and sofa/day bed which can be made up as a comfortable single bed if requested
- Bedroom 3: Blue, with 2 ziplink beds which are usually set up as a super king, but can be set up as 2 singles if requested. This room also has a 32" smart TV
- Bedroom 4: Red, with 1 double bed and 1 single bed
- Family bathroom with roll top bath tub, separate shower, WC and washbasin
- All bedrooms have space for a cot which can be provided if requested

## Exterior Grounds

- Private enclosed gardens totalling 0.75 acre
- Dining table seating 8-10 with a large parasol, plus further seating areas
- BBQ (charcoal and lighters are provided)
- Large detached garage which is great for storing bikes. Outdoor games provided include croquet, giant Jenga, boules, egg & spoon...
- Plentiful parking available on the drive at the front of the property



# Location & Local Information

The Grange is located in a wonderful position for those wanting to explore the beautiful county of Somerset. Popular Glastonbury, steeped in myth and history, is just a 25-minute car journey from the house. For shopaholics, Clarks Village is just 20-minutes away and offers a variety of designer and high street brands at outlet prices.

This home is located in the small village of Stawell, set between the old market towns of Glastonbury/Street and Bridgwater where a large variety of helpful amenities, including shops and restaurants, can be found, with several favoured pubs in the surrounding villages. While guests will be able to enjoy complete and total tranquillity, the house is conveniently situated less than 10 minutes from the M5.

The Grange makes a wonderful base for those wishing to truly explore the West Country, with some of the region's most beautiful spots and attractions within easy reach. These include, Cheddar Gorge and Wookey Hole Caves, Dunster Castle, Exmoor, the Quantocks, Mendips, Brendon Hills, the cities of Bath and Wells, Glastonbury Abbey and Tor, and Longleat. Or even closer by, how about some more quirky places to visit, like the Shoe Museum, or Westonzoiland Pumping Station!

## Local Amenities

Nearest Airport	<b>Bristol Airport (42.4 km)</b>
Nearest Village	<b>Stawell (Located in the Village)</b>
Nearest Town/City	<b>Bridgwater (9.8 km)</b>
Nearest Restaurant	<b>Pig &amp; Wheel (1 km)</b>
Nearest Bar/Pub	<b>Leather and Lace Bar &amp; Grill (2.7km)</b>
Nearest Golf	<b>Cannington Golf Course, Bridgwater (16.7 km)</b>
Nearest Train Station	<b>Bridgwater Station (9.8 km)</b>
Nearest Supermarket	<b>Sainsbury's (8.7 km)</b>



Nearest Tennis

**Bridgwater Lawn Tennis Club**  
**(15.4 km)**

## What we love

- Those in search of a cosy and comfortable cottage filled with a welcoming atmosphere look no further! The Gothic arched doorways and stone flag floors provide the ideal backdrop for a drink by the fire.
- Don't forget to pack your walking boots, the cottage is conveniently positioned for easy access to the Somerset Levels.
- Enjoy the summer sun in the divine private garden with several seating areas and BBQ. This is truly a wonderful place to create family memories which will last a lifetime.

## What you should know...

- Whilst appearing detached, it is actually part of a large former Grange. The house is completely separate within its own walled garden, as well as having exclusive use of more than half an acre of further fully enclosed garden through the gates
- The Grange is a charming home, perfect for family gatherings and get-togethers. However, being located on a quiet country lane on the edge of a small and very peaceful village, it is not suitable for parties or large gatherings which exceed the house capacity

# Terms & Conditions

- Security deposit: £500 charged to the client's credit card as a pre-authorisation at least 2 weeks prior to arrival and refunded two weeks after departure, subject to a full inspection
- Arrival time: 4.30 pm
- Departure time: Before 10:00 am
- Energy costs included?: Yes, included in the rental price
- Heating costs included?: Yes, included in the rental price
- Linen & towels included?: Yes, included in the rental price
- Internet access?: Yes, Wi-Fi is included in the rental price. The Grange has BT Business Broadband for our guests sole use, which is also boosted around the house so that WiFi signal reaches all rooms - plenty for streaming Netflix, joining video calls, etc
- Minimum stay: Please note that there is a 3-night minimum stay
- Changeover day: Saturdays in school holiday periods - flexible at other times of year
- Pets welcome?: No pets allowed under any circumstances at this property
- Smoking Allowed?: Smoking & Vaping are not permitted
- Stag & Hen Do's Allowed? : Sorry, but no stag/hen or other single sex group bookings. Following confirmation of your booking and prior to arrival the owner reserves the right to request a full list of the names and ages of everyone of the group staying at the house

The Grange is a charming home ideal for family gatherings, get-togethers and dinners of up to its maximum capacity of 8, plus two children. As the house is located within a quiet village, it is not suitable for parties or large gatherings which exceed this capacity. Any additional guests must be agreed with the owner prior to the stay.

## Noise Policy

- The owners ask guests to be considerate of the neighbours.
- After 9pm and before 9am please use the gardens around the house as quiet areas
- Please do not take radios, CD players or other sources of music outside the house
- Please limit any loud music playing inside the house so it cannot be heard outside

These terms and conditions may be amended from time to time.