

STAGS

Jasmine Cottage







Jasmine Cottage,

Winsford, Minehead, Somerset, TA24 7JE

Winsford Village. Dulverton 7 miles. Taunton 26 miles.

A charming characterful cottage in a sought after village, offering four bedrooms plus a self contained 2 bedroom barn conversion, garage and pretty garden with views of the River Exe. EPC: E.

- Beautifully presented 4 bedroom house
- Self contained 2 bedroom barn conversion
- 2 reception rooms
- Garage and parking
- EPC: E. Council Tax: F.
- Exmoor village location
- Permission for rear extension
- Kitchen and Utility
- Delightful garden
- Freehold

Guide Price £775,000

Stags Dulverton

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SITUATION

Jasmine Cottage is situated within the Exmoor village of Winsford, lying in the heart of Exmoor National Park. It is only a short walk to the parish church, village hall and Royal Oak Inn, which provides an in-house village shop. There are also tennis courts and a cricket pitch in the village. The River Exe runs through the village, adding to its charm and appeal.

Nearby Dulverton provides a good range of day-to-day shopping facilities and Minehead 13 miles away provides more extensive facilities. Taunton provides access to the M5 and mainline train connections to London. Exeter airport is approximately 39 miles to the south.

Situated within the Exmoor National Park, the property is very well placed, surrounded by outstanding walking and riding directly onto the surrounding moorland.

DESCRIPTION

Jasmine Cottage is a beautifully presented, four bedroom attached cottage which has been finished to an exceptional standard, the property blends characterful charm with modern comfort. Offering versatile accommodation, Jasmine Cottage also has a self-contained, two bedroom annexe separate to the cottage with its own garden. The cottage benefits from a private garden with a view of the River Exe, a garage and parking. There has been planning permission granted for a single storey kitchen/breakfast room at the rear of the property. Ref: 6/40/24/013.

THE COTTAGE

Entering through the front door, you are met with a spacious and bright entrance hall which conveniently provides access to all of the ground floor rooms. The kitchen is fitted with wall and base units, an electric hob, oven and plumbing for a dishwasher, there is a breakfast bar in the kitchen and a large larder. The utility/boot room is a great addition to the home with further storage, additional sink and plumbing for a washing machine and tumble dryer and a door to the rear patio. The sitting room has a feature fireplace, fitted with a wood burner. The room is dual aspect and double doors leading out to the patio, the living room is finished with a comfortable window seat. From the hall, you lead through to the dining room which has been done to an exceptional standard, all whilst keeping character, a main feature of the room is the inglenook fireplace. The ground floor is completed with a WC with space for coats and shoes.

Upstairs, you will find the principle bedroom with built in cabinetry and a large en-suite bathroom with a stand alone bath, walk in shower, a bidet, toilet and two wash basins. Bedroom 2 is a generous double room with an integrated storage cupboard. Bedroom 3 and 4 are also double bedrooms. The family bathroom has been beautifully done with a bath with shower over, wash basin with storage and a WC.













THE OLD TIMBER STORE

The Old Timber Store is a self contained annexe which offers additional accommodation or has potential for additional income. On the ground floor is a good sized, modern kitchen/diner with fitted wall and base units, an electric hob, double oven, plumbing for a washing machine and space for a fridge freezer. The dining area has a wood burner and space for a table and chairs. The kitchen/diner also has a door leading out to the courtyard and garden which is separate from the main house. There is a double bedroom on the ground floor which is a generous size with storage. Across from the bedroom is the bathroom which has a basin, bath, shower and WC. Upstairs is an open living area with a picture window overlooking the river and valley beyond and an additional double bedroom with further storage.

OUTSIDE

Jasmine Cottage is entered through a gate at the front of the property which takes you onto a small, walled patio area taking you to the front door. There is a driveway to the right of the house with space for three cars which is positioned in front of the garage. The garage is currently used for storage and it has built in cabinetry and has plumbing and electricity. The garden is to the rear of the cottage, it is mainly laid to lawn with a patio area and at the bottom of the garden is an additional area of patio and a summer house, ideal for seating and entertaining. The Old Timber Store has its own courtyard and area of shrubbery with views over the river. Both gardens are dog secure.

SERVICES

Mains electricity, water and drainage. Oil-fired and electric heating. Mobile data services available. Standard, Superfast and Ultrafast broadband available and there is Fibre to the property. (OFCOM 2026).

Local Authority: Somerset Council.

VIEWING

Strictly by appointment with the agent please.

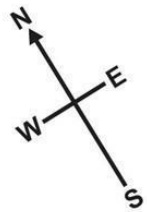
DIRECTIONS

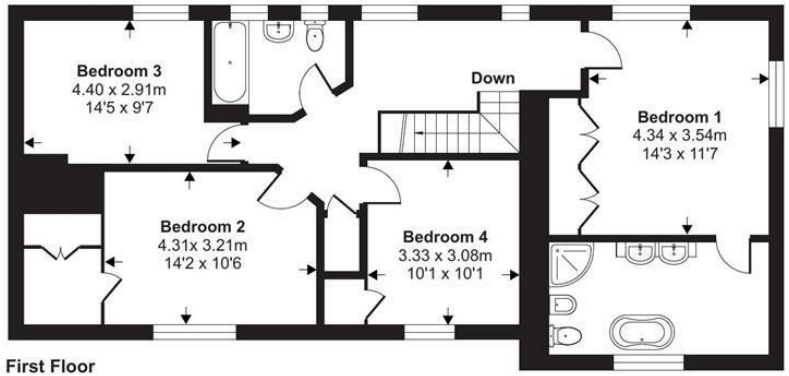
From Dulverton take the A396 towards Wheddon Cross and Minehead. After approximately 3/4 mile beyond Bridgetown, turn left signposted Winsford. Shortly after entering the village, Jasmine Cottage will be found on the right hand side.

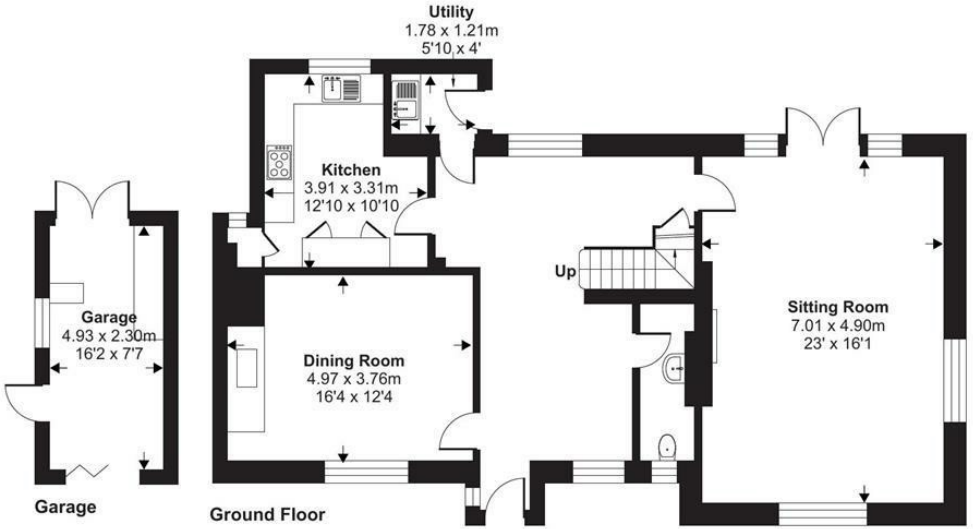
WHAT3WORDS

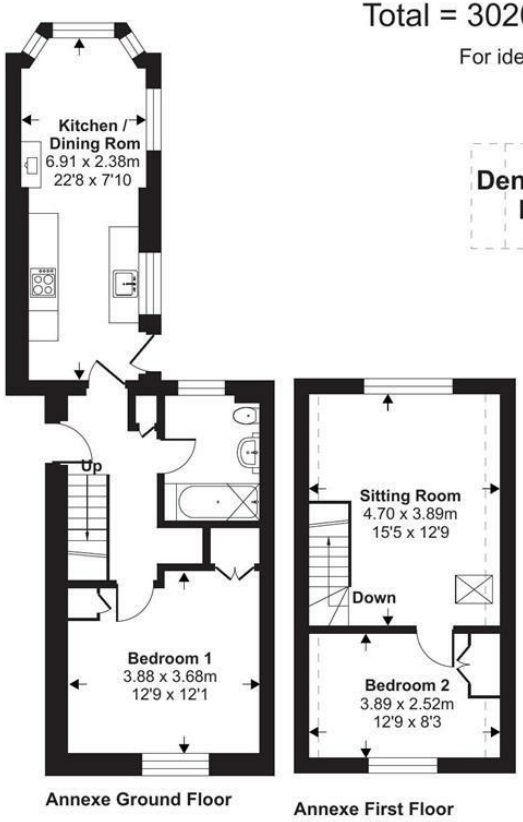
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Approximate Area = 2113 sq ft / 196.3 sq m
Limited Use Area(s) = 30 sq ft / 2.7 sq m
Garage = 122 sq ft / 11.3 sq m
Annexe = 755 sq ft / 70.1 sq m
Total = 3020 sq ft / 280.4 sq m
For identification only - Not to scale



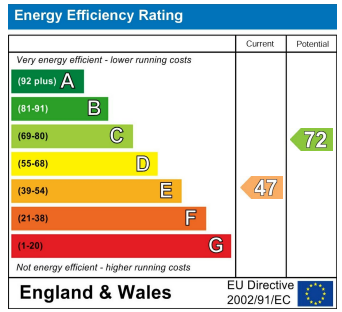






Denotes restricted head height

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Stags. REF: 1510347



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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.


The Old Timber Store








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