HOUSE PARTY SOLUTIONS



The Lake House

Somerset

SLEEPS 10-14





- 13th century thatched barn with a gorgeous beamed ceiling
- Breath-taking interiors with a very boutique feel and style
- Terrace overlooking a lake and gardens
- Open plan living and dining area, leading into the modern kitchen and ground floor bedrooms
- Further accommodation on site for larger parties or families
- Bose music system throughout
- Direct commuting routes from London

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OVERVIEW

The Tudor Barn is a charming thatched building dating from the 13th century situated in an area of Outstanding Natural Beauty on the Somerset/Devon boarder. It has been lovingly restored in a contemporary style with all of today's latest mod cons. The Barn consists of six bedrooms (three en-suite) and a separate bathroom; a fully equipped kitchen and amazing open-plan living and dining areas. Luxury is key at the Barn and every room is equipped with fluffy towels, quality toiletries and bathrobes along with chic furnishings and cool lighting.

The Tudor Barn is perfect for smaller parties and can also be hired in conjunction with The Mill House and even The Medieval Manor for those larger gatherings, events or celebrations!

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YOUR STAY

Number accommodated

- Sleeping 12 - 14 guests across 6 bedrooms

Bedroom & bathroom configuration

- Bedroom 1 - 1x Super King bed with en-suite
- Bedroom 2 - 1x double bed with shared bathroom
- Bedroom 3 - 2x single beds with en-suite
- Bedroom 4 - 1x double bed with shared bathroom
- Bedroom 5 mezzanine - 1x Super King bed with en-suite
- Bedroom 6 - 1x Super King bed with 2x futon sofa beds

Dining capacity

- Dining room - 12 guests
- Kitchen - 4 guests

Catering

- Hired on a self catered basis
- In house catering can be provided and highly recommended, we can look into as much or as little as required - a sit down catered meal for perhaps a Saturday night is always a lovely addition to any weekend stay

Facilities

- Football table
- Music system throughout
- Wi-Fi
- Large satellite TV
- Large open plan spaces for entertaining, with comfy sofas suitable for everyone to relax and unwind
- Tennis court can be offered subject to availability

Check in / out times

- Check in - 4pm
- Check out - 12pm
- Flexible check in and out times, confirmed by the owners and clients prior to booking

Pets

- Welcome by prior arrangement

Stag & Hen parties

- Both Stag & Hen parties welcome
- The owners have fabulous packages for stag and hen groups, suitable for 1 or 2 night stays and can include additions such as catering or activities

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ACTIVITIES

On-site activities

- Archery, laser and clay pigeon shoots can be provided on-site
- Tennis court - subject to availability
- Football table

Local activities

- Experience how local Somerset cider is made at Sheppy's Cider Museum in Taunton
- The romantic gardens at Cothay Manor in Wellington
- Visit the farmers market at Wellington
- Shopping in Taunton or Exeter
- Sandy Park rugby stadium, home of the Exeter Chiefs
- Immerse yourself in local country pursuits such as fishing, shooting and horse riding









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LOCATION

Distance from

- London - 3 hours / 170 miles
- Bristol - 1 hour / 50 miles
- Cardiff - 1 hour 30 minutes / 85 miles
- Birmingham - 2 hours 20 minutes / 145 miles

Nearest airport

- Exeter - 25 minutes / 25 miles
- Bristol - 50 minutes / 40 miles

Nearest train station

- Taunton - 15 minutes / 10 miles

Distance to town / village

- Taunton - 15 minutes / 7 miles
- Wellington - 5 minutes / 2 miles









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PRICES

The below information is based on up to 14 guests, should your group increase we could offer further accommodation on-site. Please view the Mill House for more information.

Weekend

- Weekends are priced from £3,000
- Please enquire for confirmed pricing based on group size and time of year

Midweek

- Please enquire

Weekly

- Please enquire

Christmas & New Year

- Christmas - from £6,500
- New Year - from £6,500
- Please enquire for confirmed pricing based on your desired duration

Booking terms

- 50% deposit required to secure your dates
- The remaining balance is then required 12 weeks prior to arrival
- Damages deposit of £1,000 (£1,500 for Stag & Hen bookings)

