



turnercreative ltd.  
www.turnercreative.co.uk

**New Build Penn Road, Axbridge, Somerset BS26 2DQ**  
**£395,000**

**LAUREL & WYLDE**  
ESTATE AGENTS

An extremely exciting three bedroom detached stone built home, in Axbridge, just a few minutes walk from the Town Centre., and with all local amenities at hand.

The last home we had on our books from this developer sold even before it hit the open market, and like the last, this one will be finished to the highest of standards, with a super fancy kitchen / breakfast room, utility room, cloakroom, a front to back living room with French Doors leading out on to the garden, and then on the first floor three bedrooms, master en-suite and a family bathroom.

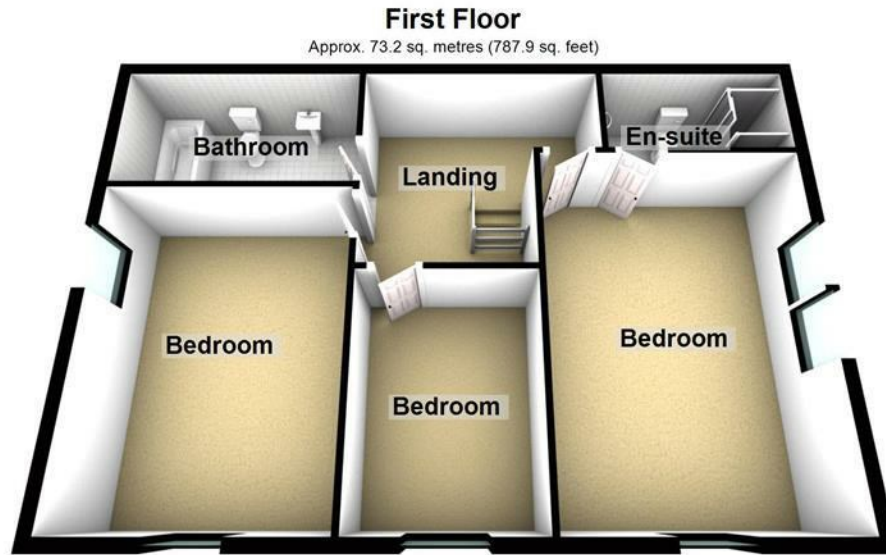
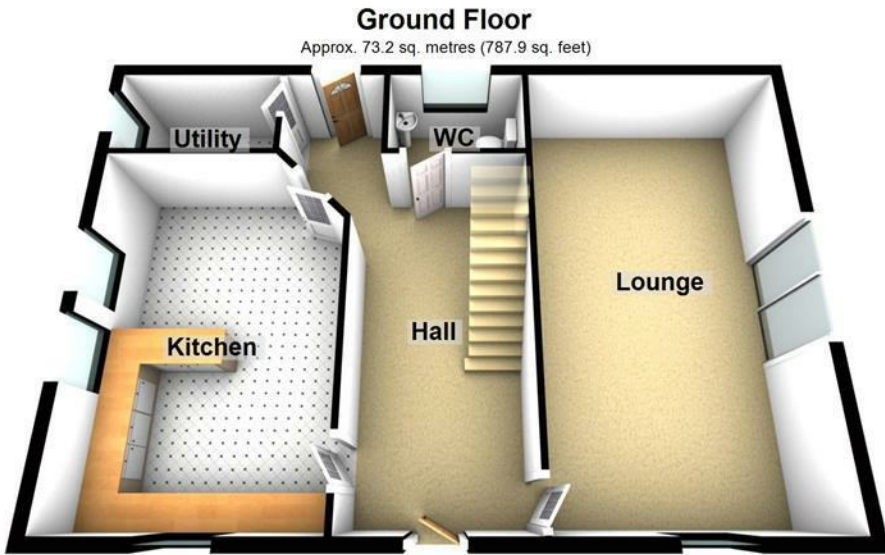
If any buyer wishes to have an input on the finished product, then the the developer is happy to look at any options, this will be a fabulous home!

No Onward Chain









Total area: approx. 146.4 sq. metres (1575.8 sq. feet)

| Energy Efficiency Rating                                        |         |                         |
|-----------------------------------------------------------------|---------|-------------------------|
|                                                                 | Current | Potential               |
| Very energy efficient - lower running costs                     |         |                         |
| (92 plus) <b>A</b>                                              |         |                         |
| (81-91) <b>B</b>                                                |         |                         |
| (69-80) <b>C</b>                                                |         |                         |
| (55-68) <b>D</b>                                                |         |                         |
| (39-54) <b>E</b>                                                |         |                         |
| (21-38) <b>F</b>                                                |         |                         |
| (1-20) <b>G</b>                                                 |         |                         |
| Not energy efficient - higher running costs                     |         |                         |
| England & Wales                                                 |         |                         |
|                                                                 |         | EU Directive 2002/91/EC |
| Environmental Impact (CO <sub>2</sub> ) Rating                  |         |                         |
|                                                                 | Current | Potential               |
| Very environmentally friendly - lower CO <sub>2</sub> emissions |         |                         |
| (92 plus) <b>A</b>                                              |         |                         |
| (81-91) <b>B</b>                                                |         |                         |
| (69-80) <b>C</b>                                                |         |                         |
| (55-68) <b>D</b>                                                |         |                         |
| (39-54) <b>E</b>                                                |         |                         |
| (21-38) <b>F</b>                                                |         |                         |
| (1-20) <b>G</b>                                                 |         |                         |
| Not environmentally friendly - higher CO <sub>2</sub> emissions |         |                         |
| England & Wales                                                 |         |                         |
|                                                                 |         | EU Directive 2002/91/EC |