



Staunton Road, Minehead, TA24 6DZ

welcome to

55 Staunton Road

Situated in an elevated position enjoying fantastic far reaching views over the Bristol Channel & Minehead is this spacious split level detached house offering versatile living accommodation over two floors, good size garden & garage.



Double Glazed Front Door

Leading to

Entrance Hall

With built in cupboard and built in airing cupboard, fitted carpet, radiator, telephone point, doors to

Cloakroom

Window to rear, low level WC, wash hand basin, vinyl flooring.

Lounge

17' 2" x 12' (5.23m x 3.66m)

Double glazed windows to front, side and rear enjoying views over Minehead & the surrounding countryside, two radiators, fitted carpet, wall light points, gas fire set in decorative surrounds and hearth with gas fired back boiler serving the domestic hot water & central heating systems, television point.

Dining Room

17' 1" x 9' 5" (5.21m x 2.87m)

Double glazed window to side, fitted carpet, two radiators, wall light points, central heating control panel, door to

Kitchen

16' 3" max x 14' 11" max (4.95m max x 4.55m max)

Double glazed window to side and double glazed sliding patio doors to front, vinyl flooring, built in larder, telephone point, a range of fitted base and wall units with worktop surfaces over, inset one and a half bowl sink unit, space for fridge, integrated double oven, inset gas hob, part tiled surrounds, extractor unit, radiator, display cabinets, integrated wine rack, door to

Utility Room

5' 10" x 5' 7" (1.78m x 1.70m)

Double glazed window to rear, double glazed door to rear garden, space and plumbing for washing machine, open doorway to side entrance porch with door to the driveway & door to integral garage, door to

Bedroom One

12' 11" x 11' 10" (3.94m x 3.61m)

Double glazed window to front, radiator, fitted carpet, large built in wardrobe, built in cupboard.

Bathroom

Double glazed window to side, shower cubicle, Jacuzzi bath, low level WC, vanity wash hand basin with cupboard under, extractor unit, fitted carpet, part tiled surrounds, shaver point, heated towel rail.

Lower Ground Floor

With fitted carpet, doors to

Bedroom Two

17' 1" x 11' 10" (5.21m x 3.61m)

Double glazed window to front, fitted carpet, radiator, built in wardrobe, range of fitted wardrobes, drawers and cupboard units.

Bedroom Three

11' 8" x 12' 9" (3.56m x 3.89m)

Double glazed window to front, built in understairs cupboard, radiator, a range of fitted wardrobe & cupboard units, fitted carpet.

Outside

To the front is off street parking & access to the garage & front door. The gardens lay to the side, front & rear of the property mainly comprising of laid to lawn, pathway gives access from the front to the rear, a large paved patio area can be found immediately off the kitchen which enjoys far reaching views over Minehead, the Bristol Channel & the surrounding local countryside.

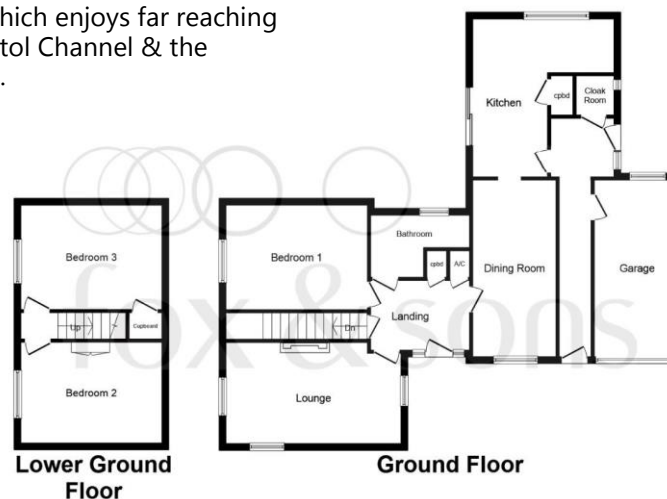
Garage

17' 3" x 9' 10" (5.26m x 3.00m)

Window to rear, up and over door, light and power, access to roof space.

Location

The popular holiday resort of Minehead is situated on the edge of the Exmoor National Park near to some of the very best moorland and woodland countryside where many delightful walks and other country pursuits can be enjoyed. Many of the well known attractions of the West Somerset and North Devon areas are within short motoring distance. Minehead provides good shopping facilities, has First, Middle and Upper schools and has a regular local bus service throughout the year. The West Somerset Steam Railway serves all stations to Bishops Lydeard and there are regular buses serving the County Town of Taunton some 25 miles away which has excellent shopping, leisure and entertainment facilities. Taunton also has direct access to the M5 motorway and is served by a mainline railway station.



This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

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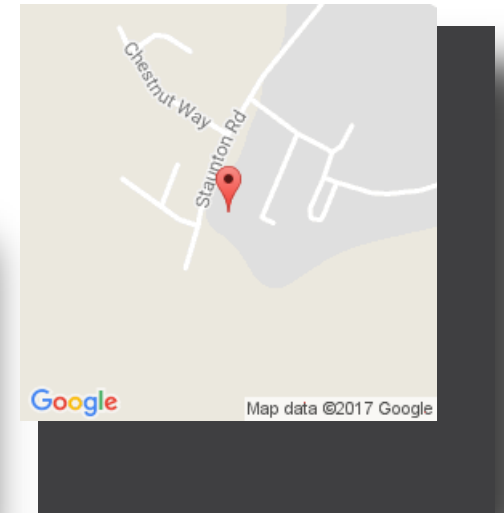
welcome to

55 Staunton Road

- Elevated Position With Fantastic Views
- Detached Split Level Family Home
- Three Bedrooms - Two Reception Rooms
- Gas Central Heating - Double Glazing
- Off Street Parking - Garage - Large Gardens

Tenure: Freehold EPC Rating: D

£299,950



Please note the marker reflects the postcode not the actual property

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