



FOR SALE

Flat 1, 57 Water Street, Martock, TA12 6JP

£135,000



ORCHARDS
ESTATES

Situated within easy reach of local amenities, this stunning first floor flat offers space and light and comes with the added benefit of off road parking close by.

The beautifully presented accommodation comprises a generous open plan kitchen/living room, a double bedroom and a bathroom.

This property would make an ideal first time buy or investment opportunity so an early viewing comes highly recommended.

£135,000



LOCATION

The property is situated in the large village of Martock which is situated in attractive surrounding countryside and offers a wide range of amenities including a variety of shops, post office, Inns, dentist, doctors and veterinary surgery, chemist and churches along with bus services to neighbouring towns and villages. The village contains a number of interesting character properties and buildings of historic interest. Yeovil lies approximately 8 miles distance (main line station to Waterloo), Crewkerne 8 miles, with Waitrose supermarket. The A303 lies approximately 1 mile away and the county town of Taunton with the M5 motorway and main line station to Paddington is approximately 20 miles.

Communal Entrance Hall

Door to front and communal stairs.

Entrance Hall

Painted wooden floorboards and large storage cupboard.

Living Room

16' 1" x 11' 11" (4.895m x 3.638m)

Front aspect double glazed window, painted wooden floorboards, feature fireplace and radiator.

Kitchen

12' 1" x 11' 11" (3.683m x 3.63m)

Rear aspect double glazed window, fitted kitchen comprising a range of wall and base units with worktops over, one and a half bowl sink, gas hob with extractor over, electric oven, integrated dishwasher, plumbing for washing machine, space for fridge/freezer, painted wooden floorboards and radiator.

Bedroom

12' 0" x 8' 10" (3.664m x 2.689m)

Front aspect double glazed window, large built in wardrobe and radiator.

Bathroom

Rear aspect double glazed window, bath with shower over and mixer taps, wash hand basin, WC and radiator.

Parking

There is off road parking situated close by which is allocated for this apartment only.

AGENTS NOTE

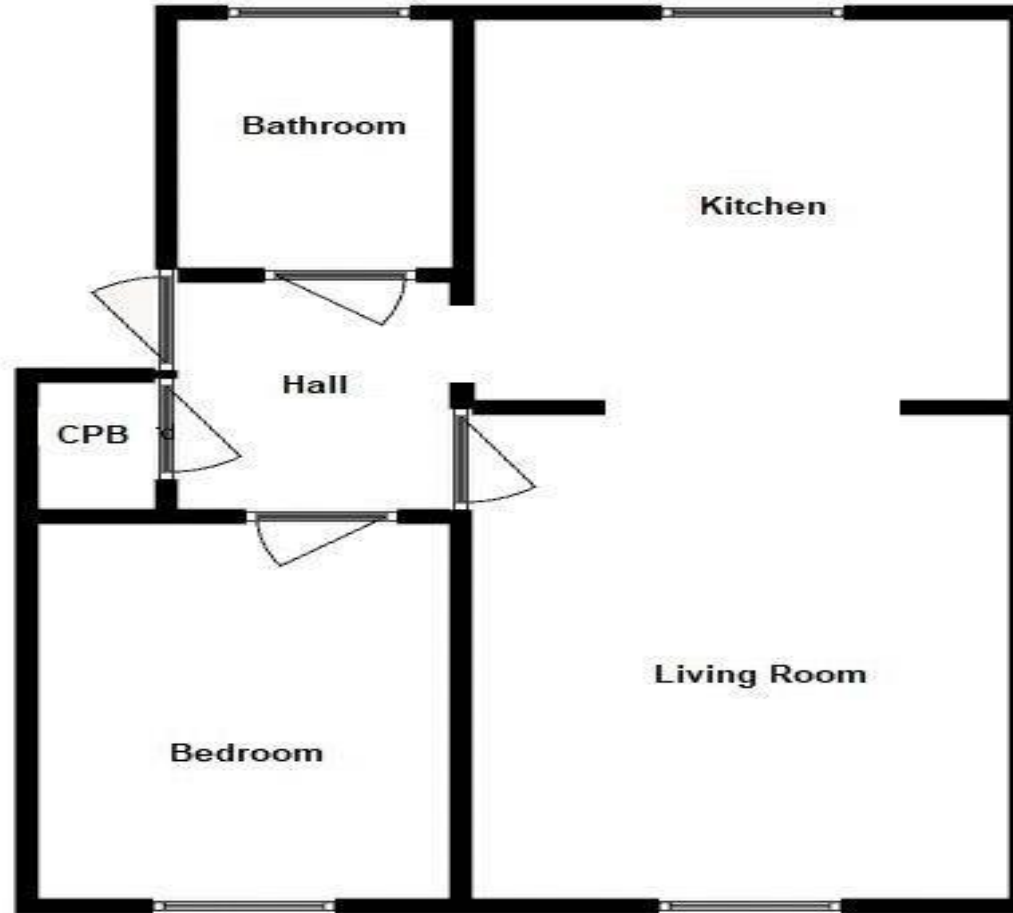
We have a simple goal to provide you with an exceptional level of service, combining good old fashioned values with cutting edge marketing for your home. We are passionate about the local area and are always looking for ways to support our local community. Covering Yeovil, Sherborne, Crewkerne, Martock, South Petherton, Chard and Ilminster, along with surrounding towns and villages. We offer a full range of services including Sales, Lettings, Independent Financial Advice and Conveyancing. In fact everything that you could need to help you move.



Directions

When coming to the end of Stoke Road, turn left on to Water Street. Continue along this road and the property can be found on the right hand side just before the small bridge and bend.

<https://w3w.co/people.uplifting.journals>



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	71 c	76 c
55-68	D		
39-54	E		
21-38	F		
1-20	G		



01460 477977 or 01935 277977



www.orchardsestates.com



ORCHARDS
ESTATES

Orchards Estates, 17 North Street Workshops, Stoke Sub Hamdon, TA14 6QR

Consumer Protection from Unfair Regulations 2008: The Agents has not tested any apparatus, equipment, fixtures and fittings, or services, so cannot verify that they are in working order or fit for the purpose. The buyer is advised to obtain verification from his or her Professional Buyer. References to the Tenure of the property are based on information supplied by the Vendor. The agents have not had sight of the title documents. The buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of any property before travelling any distance to view.