

53 Morse Road, Norton Fitzwarren, Taunton TA2 6BU £160,000

GIBBINS RICHARDS A
Making home moves happen

A two bedroomed ground floor apartment located in the village of Norton Fitzwarren. The well presented accommodation consists of; entrance hall, kitchen, sitting/dining room, bathroom and two bedrooms. Externally the property benefits from an allocated parking space. AVAILABLE WITH NO ONWARD CHAIN.

Tenure: Leasehold / Energy Rating: C / Council Tax Band: B

Constructed by Bellway Homes in 2008, the property boasts spacious and well presented accommodation which is warmed by gas central heating. Norton Fitzwarren contains a good range of day to day amenities including nearby shopping parade, medical centre, primary school and public house. Taunton town centre is less than three miles distant and boasts a wide and comprehensive range of shopping facilities, as well as a park and ride service.

GROUND FLOOR APARTMENT
TWO BEDROOMS
WELL PRESENTED ACCOMMODATION
ALLOCATED PARKING
CLOSE TO AMENITIES
GAS CENTRAL HEATING
GREAT INVESTMENT / FIRST TIME BUY
NO ONWARD CHAIN











Entrance Hall 10' 4" x 5' 3" (3.14m x 1.60m) Storage cupboards.

Hall 11' 11" x 3' 6" (3.64m x 1.06m)

Sitting/Dining Room 18' 6" x 15' 3" (5.65m x 4.66m)

Kitchen 11' 6" x 6' 9" (3.51m x 2.07m)

Bedroom 1 12' 9" x 8' 3" (3.89m x 2.51m)

Bedroom 2 10' 5" x 8' 3" (3.18m x 2.51m)

Bathroom 7' 3" x 6' 9" (2.20m x 2.07m)

Outside Allocated numbered parking space.

Tenure and Outgoings The property is leasehold and benefits from an

original 125 year lease dated from 1st April 2008 (109 years remaining). The ground rent is £244.96 per annum ( paid half yearly at £144.48), residents management charges are £720 per annum (£60 per month), the building insurance is paid annually and the last payment was £575 and covers up to 30/04/2025 and Meadfleet Open

Space Management charge is billed

approximately every six months, with the last

payment being £91.32.









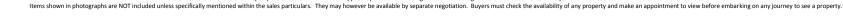


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lempt has been made to ensure the accuracy of the floorplan contained here, measurements true, tooms and any other terms are agrowmate and no responsibility is taken for any error, chaser. The services, systems and appliances shown trees not been tested and no guarantee as to their operability or efficiency can be given.



The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor.











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Payment benefit of not more than £250 per case.

Once an offer is accepted by our client, an Administration Fee of £30 + VAT (£36) per buyer will be required in order for us to process the necessary checks relating to our compliance and Anti-Money Laundering obligations. This is a non-refundable payment and cannot be returned should a purchase cease to continue. It can be paid via a card machine, or via BACS transfer.