







£255,000

### To View:

Holland & Odam  
3, Farm Road, Street, Somerset  
BA16 0BJ  
01458 841411  
street@hollandandodam.co.uk



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Energy  
Rating **B**

Council Tax Band C

### Services

Mains gas, electric, water and drainage are connected. Gas central heating system.

### Local Authority

Mendip District Council  
0300 3038588  
mendip.gov.uk

### Tenure

Freehold



## Location

Street is a small but thriving town situated in mid Somerset and within commuting distance of Taunton, Yeovil, Bath and Bristol each being 26, 16, 33 and 33 miles distant. Popular local centres include the Cathedral City of Wells and historic Glastonbury with a picturesque Abbey and famous Tor set high above the town. Street provides an excellent choice of shopping facilities, a choice of pubs and eating places, Crispin Secondary School, Strode College, Millfield School, Strode Theatre, indoor and open air swimming pools and the Victoria Sports Club.

## Description

An attractively designed three/four bedroom town house with garage and parking, a modern home built of local Blue Lias stone and traditional architectural features situated on the edge of Street within walking distance of countryside walks, a bus stop and convenience store.

The light and spacious accommodation provides flexible living situated over three floors, well maintained and well presented. Leading from the front elevation you arrive in the hall, where stairs ascend to the first floor and a door opens into the kitchen. Tastefully appointed with walnut effect base, wall and drawer units and contrasting work surfaces. Built in appliance include a dishwasher, fridge/freezer, oven, gas hob and washing machine. Continuing past a large under-stair storage cupboard and cloakroom you enter the lounge/diner featuring French doors onto the garden.

To the first floor there two double bedrooms, one currently used a second reception room and a family bathroom. Stylishly appointed with a white suite and attractive tiling comprising a panelled bath with shower over, wash basin and WC.

On the second floor there are two bedrooms, the principle bedroom suite enjoys the advantage of built in wardrobes and large ensuite shower.

The rear garden enjoys a desirable south-west facing aspect, landscaped for low maintenance with ample paving and shingle all enclosed by timber fencing. A gate opens to a rear service driveway and across to the garage, fitted with an up and over door and parking space in front.

## Directions

From the High Street turn right into Leigh Road passing the Library on the left. On reaching the 'T' junction, turn right into Middle Leigh and then first left into Ivythorn Road. Continue into Overleigh and as the road bears sharp left, turn right into Walnut Terrace.



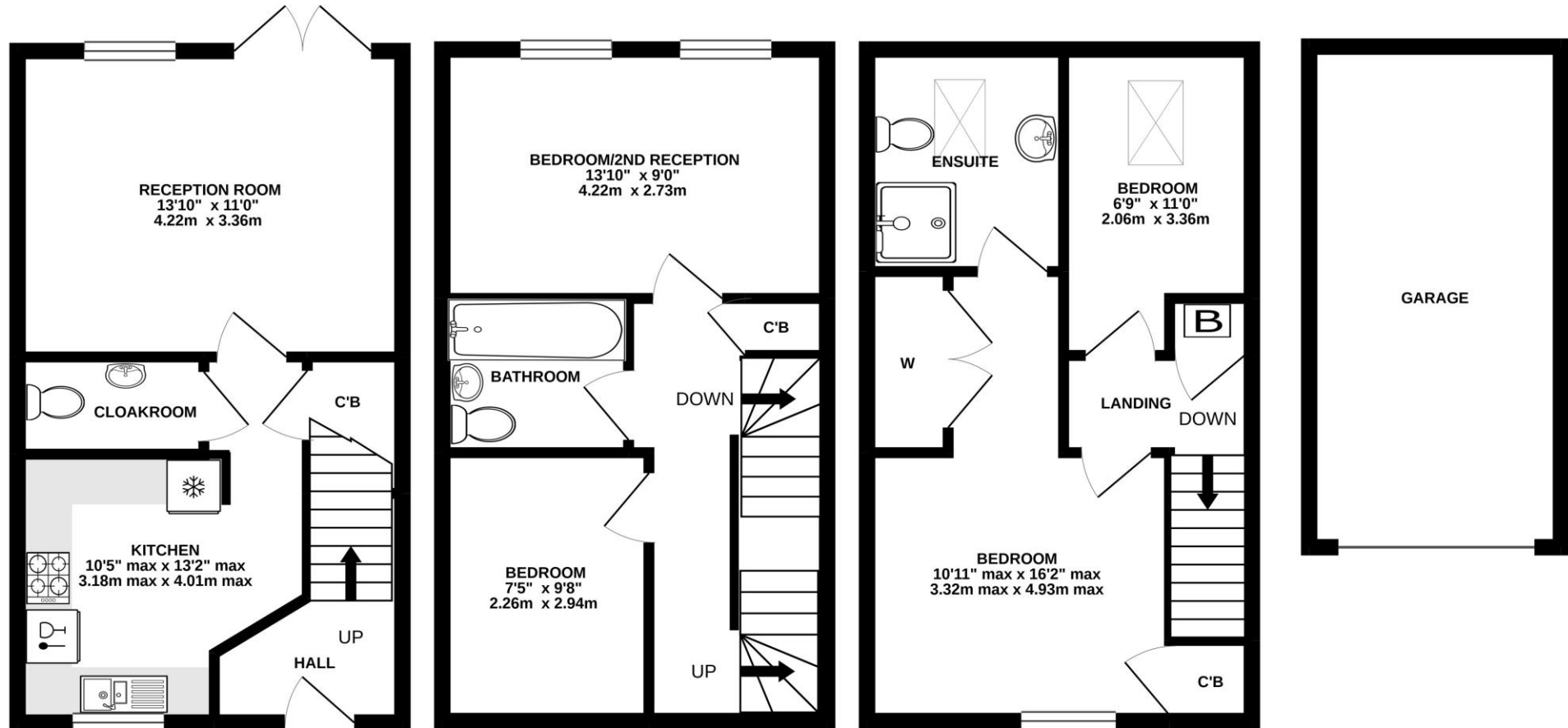


GROUND FLOOR  
334 sq.ft. (31.0 sq.m.) approx.

1ST FLOOR  
332 sq.ft. (30.9 sq.m.) approx.

2ND FLOOR  
335 sq.ft. (31.1 sq.m.) approx.

GARAGE  
163 sq.ft. (15.2 sq.m.) approx.



TOTAL FLOOR AREA : 1164 sq.ft. (108.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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