





£167,500

To View:

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Energy
Rating

E

Council Tax Band
C

Services

Local Authority
Mendip District Council
0300 30385588
mendip.gov.uk

Tenure

Freehold

Maintenance charge £171.43
pcm goes up Dec annually.
£2,057.21 per annum.



Location

Heritage Court is a purpose built retirement complex for the over 55s located in the centre of Glastonbury within easy walking distance of all amenities. Renowned for historic and mythical associations with the famous Tor and Abbey Ruins, Glastonbury is 6 miles from the Cathedral City of Wells and some 2 miles from Street which has more comprehensive facilities including Strode Theatre and the complex of shopping outlets in Clarks Village. Access to the M5 can be gained at Dunball (Junction 23) 14 miles distant whilst Bristol, Bath, Taunton and Yeovil are all within commuting distance.

Description

A conveniently situated two bedroom semi detached house forming part of a purpose built retirement complex opposite the Abbey Ruins near the historic town centre.

Open fronted entrance porch with quarry tiled floor and wooden door opening to the entrance hall. Here there is a shelved storage cupboard and cloakroom comprising of a WC and corner wash hand basin. A door from the hall opens into the sitting/dining room having a feature fireplace with inset electric fire, stairs rising to first floor landing with understair recess, shelved storage cupboard, two night storage heaters and double glazed doors opening out onto the patio and communal rear garden. A further door opens into the kitchen, where there is a range of modern oak fronted wall and base units having work surfaces over, integrated electric cooker and hob, space and plumbing for a washing machine. Electric panel heater and a window to the front.

Onto the first floor where there are matching doors off to the two bedrooms and bathroom. Bedroom one has a built in double wardrobe and an airing cupboard housing the lagged hot water cylinder with a window overlooking the rear garden. Bedroom two also has a built in double wardrobe with clothes hanging rail and shelf storage space plus a window to front. The bathroom has been updated with a walk in shower enclosure, WC and wash hand basin.

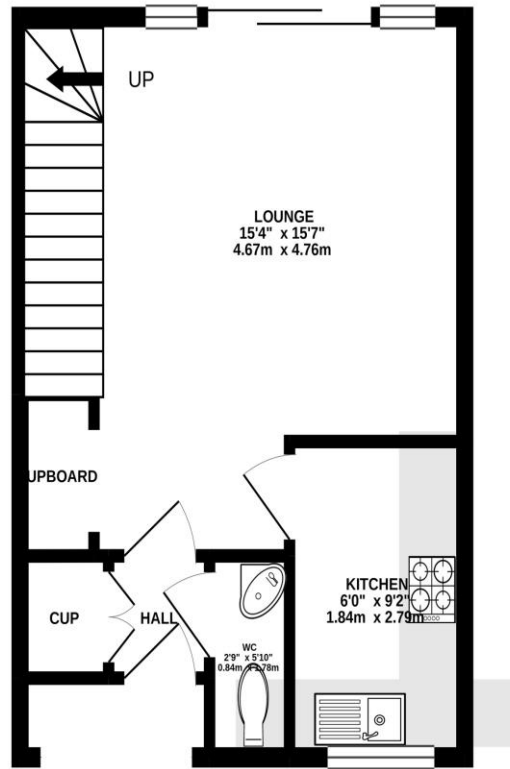
The property enjoys immediate access to the communal gardens at the rear which comprise patio/seating areas beyond which there are lawns and decorative borders creating a pleasant setting.

Directions

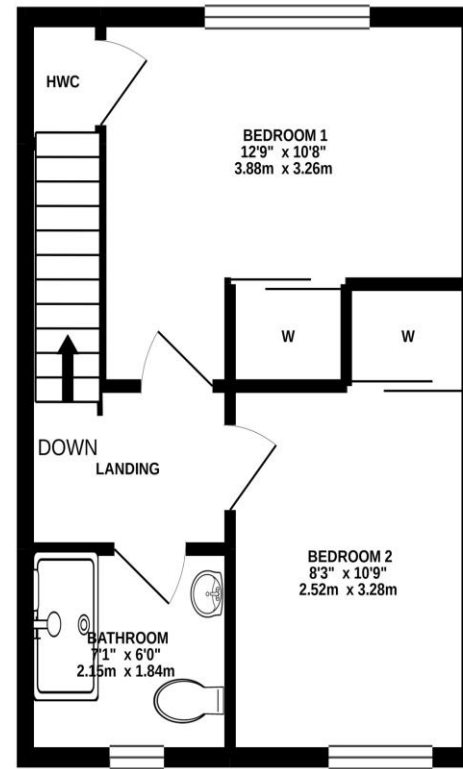
From Street Road, continue, passing Morrisons Supermarket on the left, and at the mini-roundabout turn left into Magdalene Street. After approximately 150 metres the entrance to Heritage Court will be found on the left opposite the car park for the Abbey Ruins. Number 23 is situated through the archway, down on the left hand side.



GROUND FLOOR
328 sq.ft. (30.5 sq.m.) approx.



1ST FLOOR
328 sq.ft. (30.5 sq.m.) approx.



TOTAL FLOOR AREA : 657 sq.ft. (61.0 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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