



GIBBINS RICHARDS

37 Chepstow Avenue, Bridgwater TA6 6BS

£240,000

GIBBINS RICHARDS 
Making home moves happen

A three bedroom extended property located in a popular area boasting gas central heating, double glazed accommodation. The accommodation comprises in brief; entrance porch, entrance hall, extended sitting/dining room, kitchen, three bedrooms and shower room to first floor. Side driveway, garage/workshop. Enclosed rear garden with useful outbuilding. NO ONWARD CHAIN.

Tenure: Freehold / Energy Rating: TBC / Council Tax Band: B

This extended three bedroom home is in need of some cosmetic refurbishment but provides a wonderful opportunity to create ones own stamp to the property. The accommodation has been extended over the years to incorporate an enlarged sitting/dining room with access to a fully enclosed rear garden with useful outbuilding. Chepstow Avenue is located off Ringwood Road on the southern outskirts of Bridgwater within easy access of the M5 motorway at Junction 24. There are local facilities close to hand, whilst Bridgwater town centre is approximately one mile distant.

NO ONWARD CHAIN
THREE BEDROOM SEMI-DETACHED HOUSE
TANDEM GARAGE / SIDE DRIVEWAY
FULLY ENCLOSED REAR GARDEN
EXTENDED SITTING/DINING ROOM
WALKING DISTANCE TO LOCAL AMENITIES
FULLY DOUBLE GLAZED
GAS CENTRAL HEATING





Entrance Porch

Entrance Hall

Kitchen

Understairs storage cupboard.
13' 6" x 9' 6" (4.11m x 2.89m) With
various floor and wall cupboard units.
Space and plumbing for washing
machine. Fitted fridge/freezer unit.

Sitting/Dining Room

17' 6" x 15' 10" (5.33m x 4.82m) Display
unit and access to rear garden.

First Floor Landing

Boiler cupboard. Access to loft.

Bedroom 1

11' 5" x 9' 2" (3.48m x 2.79m) Double
recess wardrobe unit.

Bedroom 2

11' 5" x 8' 8" (3.48m x 2.64m) Double
recess wardrobe unit.

Bedroom 3

7' 8" x 6' 10" (2.34m x 2.08m)

Shower Room

6' 5" x 5' 6" (1.95m x 1.68m) including
walk-in shower, WC and wash basin.

Outside

Open plan lawn front garden with
gravelled section. Side independent
driveway leads to TANDEM GARAGE - 39'
6" x 10' 0" (12.03m x 3.05m) with
automated roller door, light and power.
Access door to rear garden. The rear
garden is south-facing with semi enclosed
patio area, access door to garage itself.
Central pathway divides two areas of
lawn leading to a useful block built
outbuilding/workshop and adjoining
lean-to.





TOTAL FLOOR AREA : 1549 sq.ft. (143.9 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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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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