

1 The Green, Bridgwater TA6 6JL £225,000

GIBBINS RICHARDS A
Making home moves happen

A fully modernized three bedroom semi-detached house benefiting from partial double glazing, off road parking, single garage, gas central heating and good size private rear garden. The accommodation comprises in brief; entrance hallway, sitting room, dining room, kitchen, utility, cloakroom and storage room. To the first floor are three well proportioned bedrooms and family bathroom. Front and rear gardens.

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

The property is located within easy walking distance to local shops and close to Bridgwater's town centre. Bridgwater itself provides an excellent range of shopping, leisure and financial amenities as well as easy access to the M5 motorway at Junctions 23 and 24 together with a mainline intercity railway station.

NO ONWARD CHAIN
GAS CENTRAL HEATING
WALKING DISTANCE TO LOCAL SHOPS & AMENITIES
EASY ACCESS TO THE M5
SEMI-DETACHED HOUSE
MODERNIZED THROUGHOUT
FRONT & REAR GARDENS
SINGLE GARAGE / OFF ROAD PARKING











Entrance Hallway Stairs to first floor. Leading to sitting room,

Sitting Room 14' 5" x 11' 2" (4.4m x 3.4m) Rear aspect

window. Door to garden.

dining room and kitchen.

Dining Room 10' 10" x 8' 10" (3.3m x 2.7m) Front aspect

window.

Kitchen 13' 1" x 7' 7" (4.m x 2.3m) Rear aspect

window. Integrated gas hob with electric

oven.

Secondary Hallway Cloakroom Side aspect door to garden. Further doors to; 4' 7" x 2' 11" (1.4m x 0.9m) WC and wash

hand basin.

Utility Room

7' 7" x 7' 3" (2.3m x 2.2m) Side and rear aspect windows. Space and plumbing for

washing machine.

Storage Cupboard

4' 7'' x 3' 7'' (1.4m x 1.1m) Side aspect

obscure window.

First Floor Landing

Front aspect window. Doors to three

bedrooms and bathroom.

Bedroom 1

14' 5" x 9' 10" (4.4m x 3.m) Dual aspect

windows.

Bedroom 2

11' 2" x 10' 2" (3.4m x 3.1m) Front aspect

window.

Bedroom 3

11' 6" x 7' 10" (3.5m x 2.4m) Side and rear

aspect windows.

Bathroom Outside

Front and rear gardens. Off road parking in

front of the SINGLE GARAGE.

**AGENTS NOTE** 

Please note that the property has previously had minor subsidence. The necessary repair works have been made and certification is

available upon request.

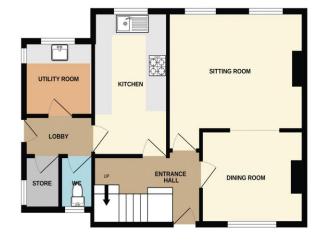






GROUND FLOOR 560 sq.ft. (52.0 sq.m.) approx.







TOTAL FLOOR AREA: 1000 sq.ft. (92.9 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, 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. Made with Metropix ©2024







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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.