

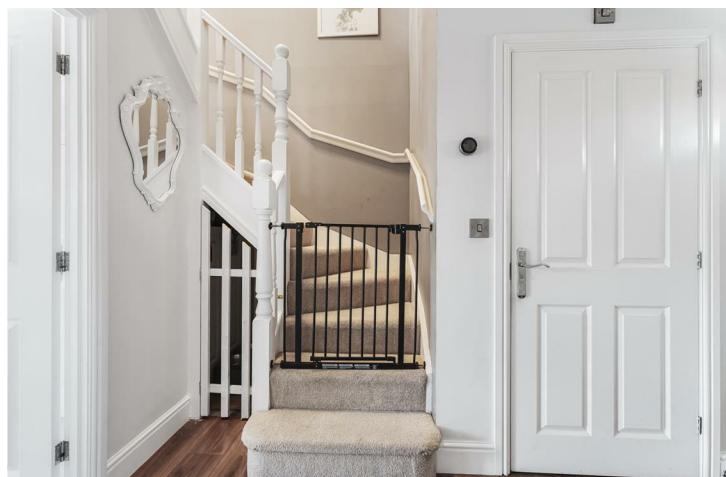
3 Birkbeck Chase Weston-Super-Mare BS24 7FW

£250,000

marktempler

RESIDENTIAL SALES





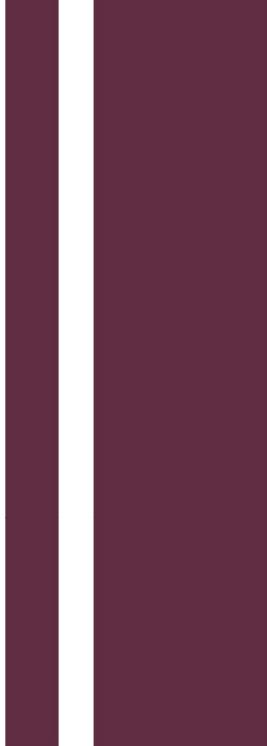
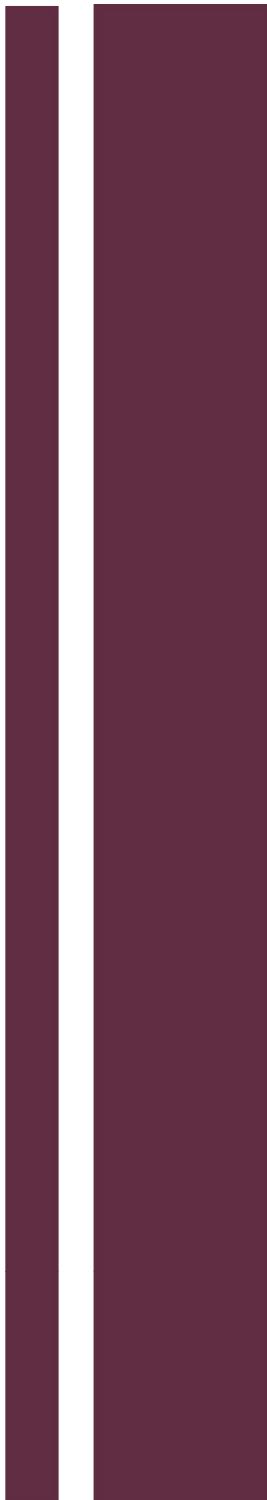
	PROPERTY TYPE		HOW BIG
	Semi-detached house		692.20 sq ft
	BEDROOMS		RECEPTION ROOMS
2		2	
	BATHROOMS		WARMTH
1			uPVC double glazing and gas fired central heating
	PARKING		OUTSIDE SPACE
Off street and garage		Front and rear	
	EPC RATING		COUNCIL TAX BAND
C		B	

Superb two-bedroom semi-detached home with a garage and generous garden in West Wick. 3 Birkbeck Chase is a beautifully presented two-bedroom semi-detached house, located in the ever-popular West Wick area, offering excellent access to local amenities and the M5 motorway, making it ideal for commuters and families alike. Lovingly maintained and modernised by the current owners, this attractive home offers light and spacious accommodation throughout. Upon entering, you are welcomed by a bright entrance hallway with stairs rising to the first floor and a convenient cloakroom. The well-appointed, modern kitchen sits to the front of the property, while the generous lounge to the rear enjoys double doors that open directly onto the garden, creating a seamless flow between indoor and outdoor living. Upstairs, the property features two double bedrooms, both offering ample space for furnishings and storage, with the principal bedroom offering a walk-in wardrobe. A beautifully finished bathroom completes the internal accommodation.

The rear garden enjoys a South Westerly orientation and has been beautifully landscaped to offer a thoughtfully designed space, offering a perfect blend of style, comfort, and practicality. A generous slate-tiled patio provides an elegant setting for outdoor entertaining, ideal for summer gatherings or relaxed evenings. Beyond the patio, a neatly laid artificial lawn ensures year-round greenery with minimal upkeep. Smart pathways guide you to a versatile and stylish outbuilding that sits proudly at the end of the garden, offering a fantastic extension of the living space and ideal for year-round enjoyment, as it has power and light connected. A courtesy door provides convenient access to a garage, which again offers practical, additional storage. To the front, a pathway leads to the main entrance, flanked by decorative stone that provides wonderful kerb appeal. A driveway to the side provides off-street parking in front of the garage.

Birkbeck Chase is ideally positioned for commuters, being just a short drive from Junction 21 of the M5 and a short distance from Worle railway station, offering excellent transport links to Bristol and beyond. Weston-super-Mare's vibrant town centre is also close by, with its wide range of amenities including the beach, pier, and popular seafront attractions, perfect for weekend leisure and family days out. Families will appreciate the property's location within the exclusive catchment area for the highly regarded St Anne's Church Academy, an opportunity available only to residents of the immediate neighbourhood. This makes the home an excellent choice for those seeking access to quality local education, with the added benefit of being within walking distance of one of the area's most sought-after schools.







Beautiful two bedroom home with generous garden and garage



HOW TO BUY THIS PROPERTY

If you would like to purchase this property, we will need the following information before we are able to agree a sale to you.

Proof of identification – we need to run an electronic check for all purchasers of the property. In order to do this we need your full names including titles, dates of birth and residential address(s) for the last three years. The ID check is at no cost. Proof of funding – If a mortgage is required we need to see an up to date agreement in principle from the lender involved for the amount of borrowings required together with evidence by way of an official savings statement for the balance of funds. If the purchase is being made up of cash we will need to see an official statement of the funds required.

Proof of chain – If you are selling your home with another agent we will need full details of the agent involved and any linked transactions.

The majority of the above is now a legal requirement. We will need to share some of this information with the vendor of the property as well as other professional parties who will be involved or connected with the sale of the property. Having this information will also enable us to present your offer to purchase positively and is likely to enable us to deliver a response speedily. As a part of our comprehensive property services we will introduce other knowledgeable professionals to assist buyers, sellers and other interested parties to enhance their experience of the moving process. We have carefully selected a panel of local professionals who in turn have agreed preferential terms for our clients.

Please note we may give a quotation for sellers and buyers for the companies listed below and should you decide to use one of these companies as a result of our introduction we will receive a referral fee. Any quotation is offered without obligation and it is your decision whether you choose to deal with any of these companies. Star Legal - Conveyancing Referral Fee £270, Foxfield - Conveyancing Referral Fee £270, Head Projects - Surveyors Referral Fee 10% of the net commission received by Head Projects, The Mortgage Heroes South West – Mortgage Advisors Referral Fee 25% of the net commission received. All referral fees are paid to us by the named companies and are included within any quotes provided. The referral fees are not an additional charge.



Up your street...

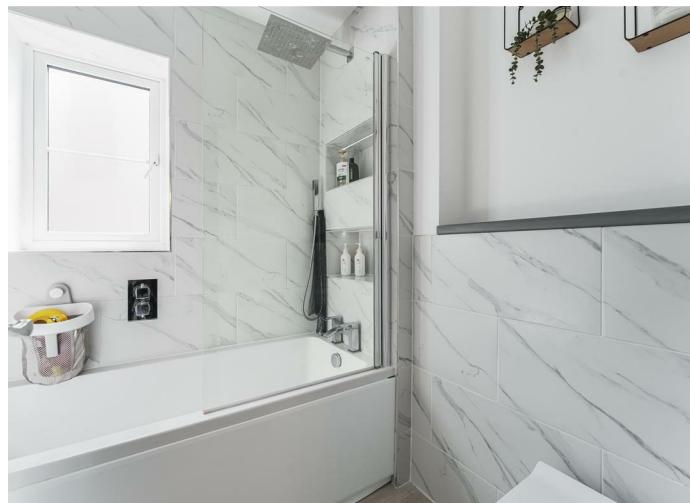
Close to mainline railway station at Worle Parkway

A selection of amenities and shops

Access to the M5 motorway network via junction 21/22

St Anne's Church Academy primary school and nursery

Close proximity to Weston-s-Mare town centre and seafront

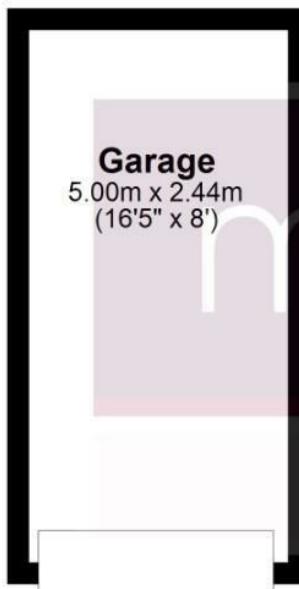


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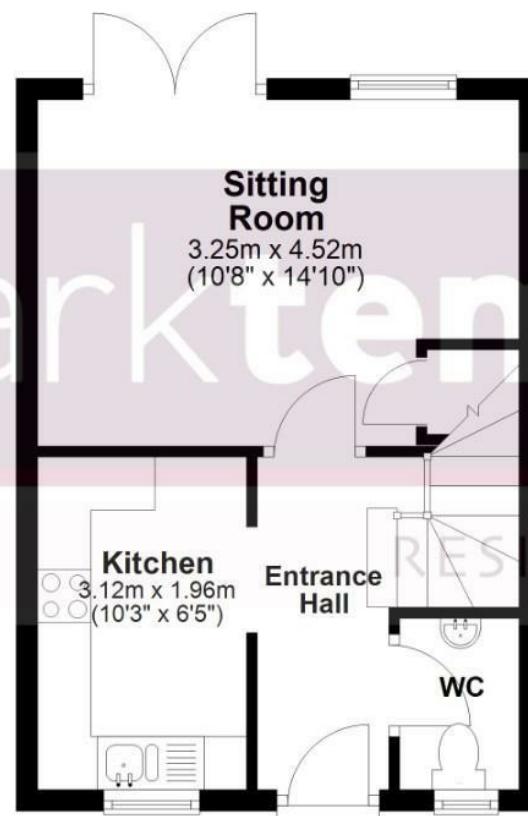


Basement

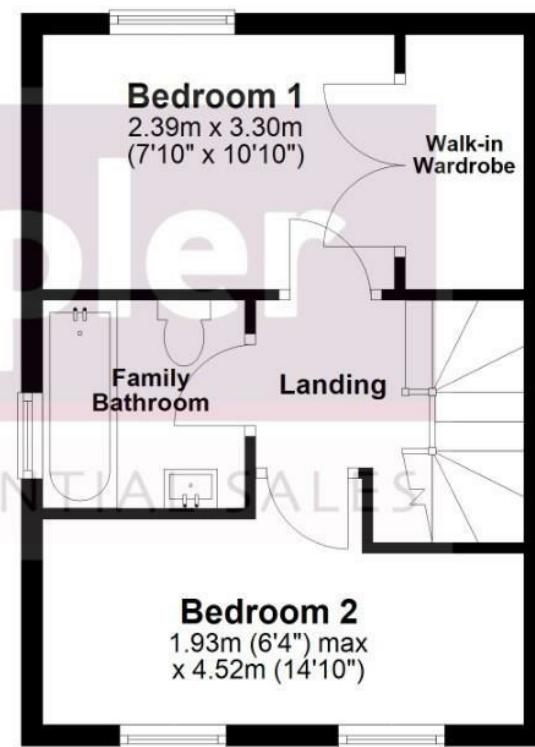
Approx. 0.0 sq. metres (0.0 sq. feet)

**Ground Floor**

Approx. 29.2 sq. metres (314.7 sq. feet)

**First Floor**

Approx. 29.2 sq. metres (314.4 sq. feet)

**Total area: approx. 58.5 sq. metres (629.2 sq. feet)**

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.

Plan produced using PlanUp.