



Vivien Avenue, Midsomer Norton, BA3 2EH

£460,000



Barons Property Centre is delighted to present this DETACHED bungalow, situated on the highly sought-after Vivien Avenue. Newly renovated to a high specification, this property offers a unique opportunity to own a beautifully updated home.

Upon entering, you are greeted by a spacious open-plan kitchen and dining room, a cosy living room, and a utility area. The ground floor also features a bedroom for added convenience. The family shower room adds practicality and completes the ground level. Upstairs, you will find two generously sized double bedrooms, providing ample space for family or guests.

Outside, the property boasts an expansive garden, perfect for outdoor activities and gardening enthusiasts. This home not only offers modern amenities but also the potential for further improvements and personal touches. The property boasts off street parking for several vehicles and single garage, gas central heating as well as underfloor heating throughout the ground floor and UPVc double glazing.

Don't miss your chance to make this extraordinary property your new home. Call Barons today at 01761 411 411.

- Beautifully Presented Throughout
- Council Tax Band - D
- Energy Rating - TBC
- Tenure - Freehold
- Close to all Amenities
- Newly Renovated
- Extremely Sought After Area
- Large Garden
- Detached Bungalow
- Potential To Extend (STPP)



Kitchen / Dining Room 24'11" x 11'10" (7.61 x 3.61)

Utility 14'2" x 5'7" (4.32 x 1.71)

Living Room 22'11 x 11'9 (6.99m x 3.58m)

Bedroom One 13'9 x 9'6 (4.19m x 2.90m)

Bedroom Two 15'6 x 11'8 (4.72m x 3.56m)

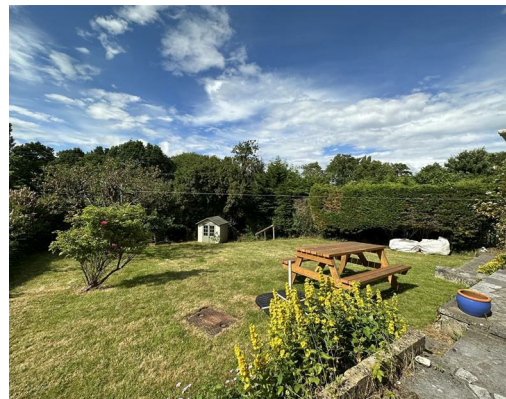
Bedroom Three 11'7 x 11'8 (3.53m x 3.56m)

Shower Room 7'7 x 6'0 (2.31m x 1.83m)

Garage 14'10 x 9'6 (4.52m x 2.90m)



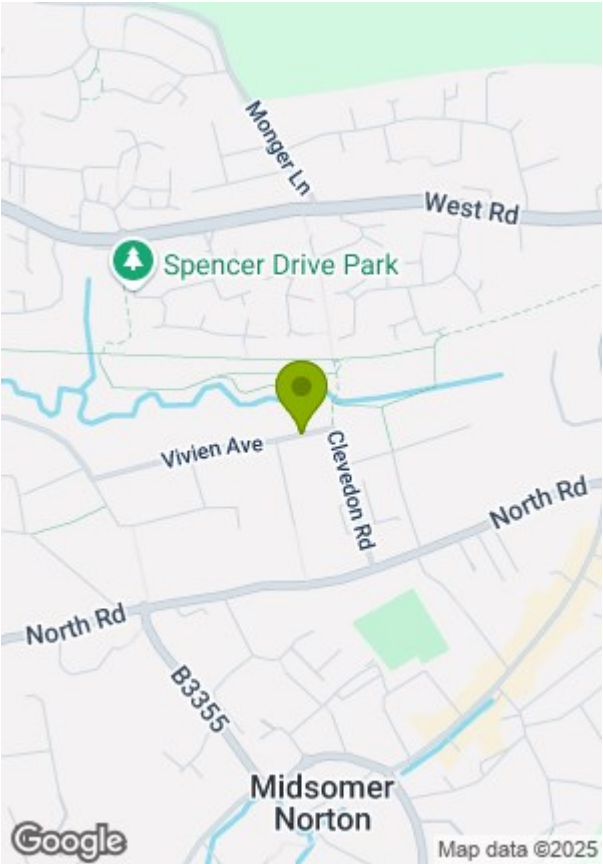








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Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) A		81	(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	

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