



36 Beaufort Avenue, Radstock, BA3 2TG

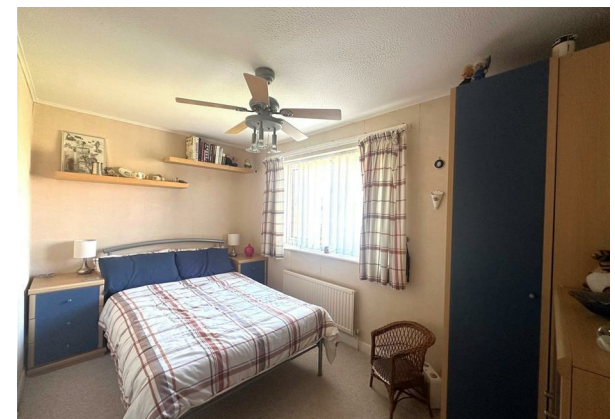
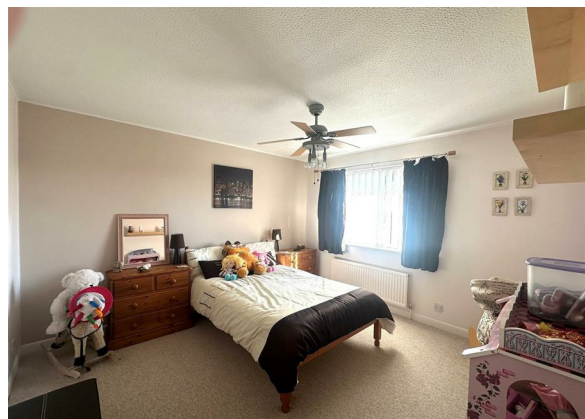
£400,000

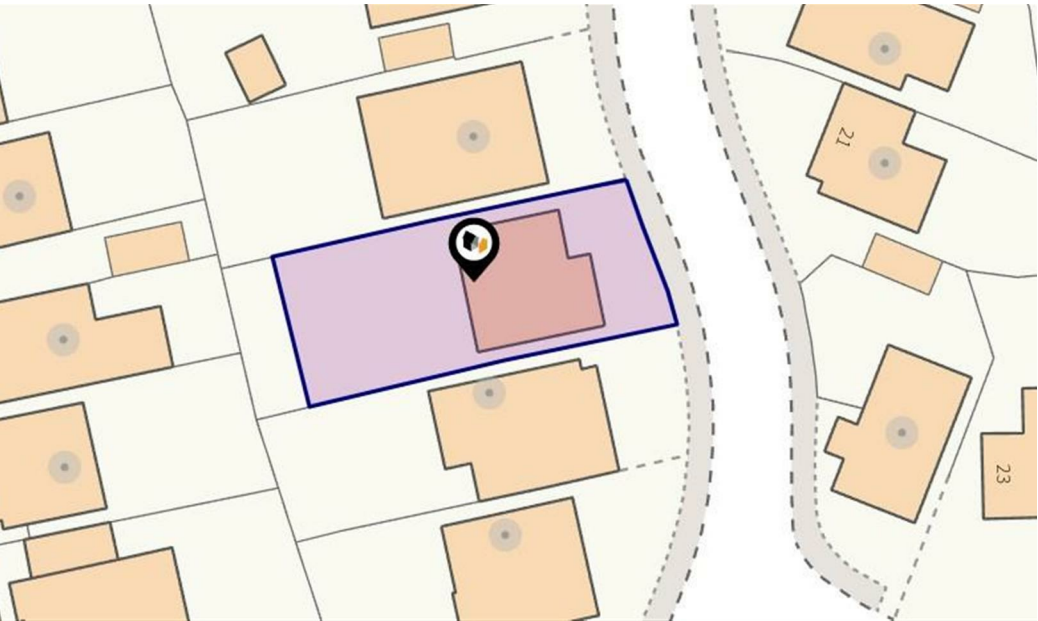
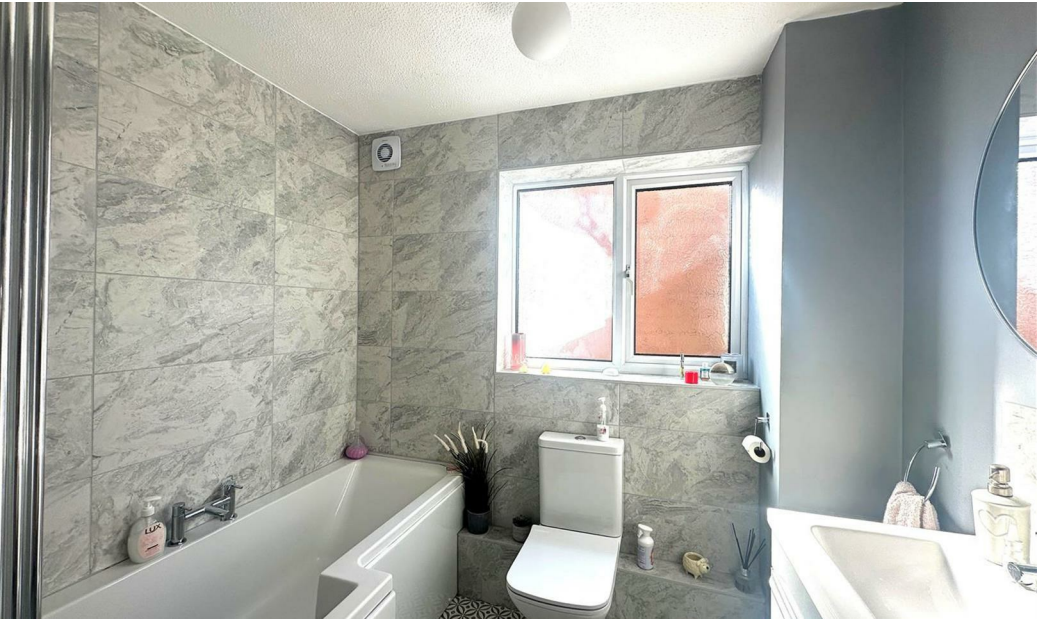
- Energy Rating - D
- Tenure - Freehold
- Garage & Parking
- Large Rear Garden
- Council Tax Band - D
- Detached
- Sought After Location

A Well presented Four-bedroom detached house offers a perfect blend of comfort and space for family living. The property boasts a generous layout, providing ample room for relaxation and entertainment.

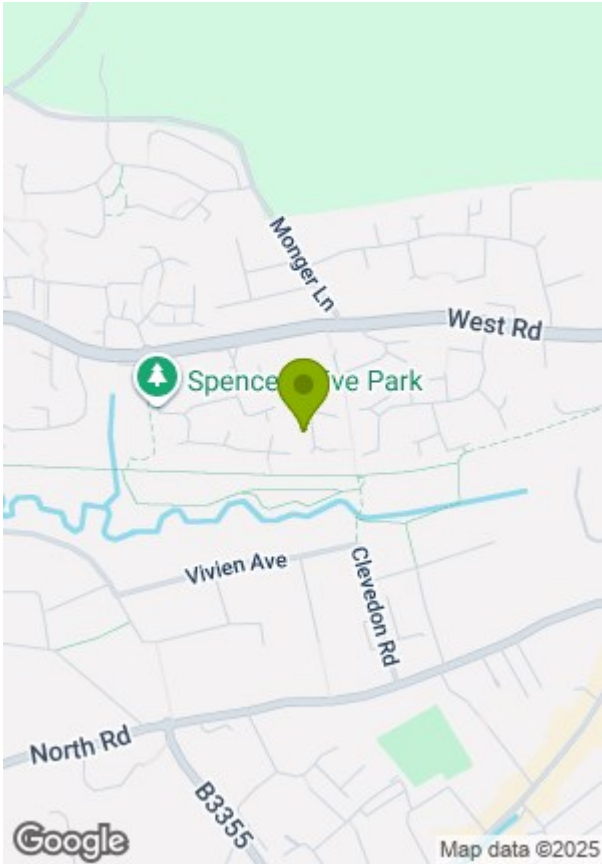
As you enter, you are greeted by a entrance hall, Living room which flows into a dining room, kitchen and a cloak room. To the first floor you have **THREE DOUBLE BEDROOMS**, one single and a family bathroom. One of the standout features of this property is the large rear garden, which presents a wonderful outdoor space for children to play, gardening enthusiasts to flourish. Additionally, the property includes a garage and parking, ensuring convenience for residents and visitors alike. This feature is particularly valuable in today's busy lifestyle, providing secure storage and easy access.

Located in a friendly area, this home is close to local amenities, schools, and parks, making it an excellent choice for families.





AWAITING FLOORPLAN



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		82	(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D	61		(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 ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	

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