



- A well extended two bedroom semi detached bungalow
- Excellent location within manageable walk of the town
- Spacious lounge and dining area with doors to the garden
- Two double bedrooms and an attractive bathroom
- South facing garden, easy parking, car port and garage
- Offered for sale with no onward chain



'A super location for this excellent, extended two bedroom semi detached bungalow which is within manageable walking distance of the town and its amenities!'

Having been the subject of both front and rear extensions over the years, this semi detached bungalow has been very well cared for and offers generous sized accommodation that is presented in good order throughout. Upon entering the bungalow, there is an L shaped entrance hallway with the doorway leading into the lounge. The lounge has been extended to give greater living space and also to create a separate dining area with doors to the garden and could potentially be partitioned off should a prospective buyer require a possible third bedroom or office. The kitchen has also benefitted from an extension and has plenty of units and work surfaces as well as a side door out to the driveway. Two double bedrooms and updated bathroom with both bath and separate shower enclosure. GCH and double glazing. Offered for sale with no onward chain.

At the front of the property there is a low maintenance garden with flower beds and a widened driveway providing easy parking. There is a wooden five bar gate to the side and a car port in front of a larger than average single garage. At the rear the garden is set over two levels, initially a private patio area and pathway leading to the side door into the garage. Steps then rise to a further patio, level and manageable lawns and raised beds. The rear garden also has a lovely sunny, south facing aspect.

The location of this property is fabulous with both the town centre, doctors/dental surgeries and the Norton Radstock Greenway all within reasonable walking distance. Both Bath & Bristol are within daily commuting distance.

Tenure: Freehold

Council Tax Band: C





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Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C		
55-68	D	62 D	
39-54	E		
21-38	F		
1-20	G		

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These sales particulars provide an approximate guide and form no part of a contract. It is the purchaser's responsibility to satisfy themselves that the property has been accurately described and that all fixtures and apparatus are functioning correctly. Your home may be at risk if you do not keep up repayments secured against it.