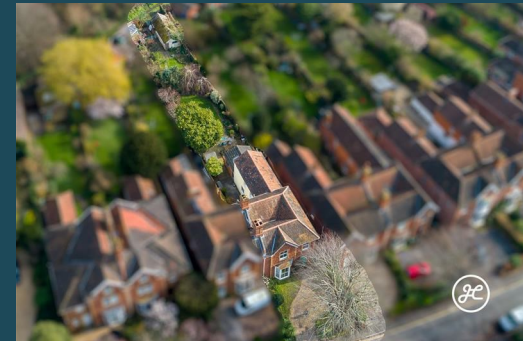


Northfield
Bridgwater
TA6 7HA



JOSEPH CASSON
the estate agency your home deserves





£520,000

- Substantial Victorian Property
- Approx. 2530 sq. feet (235m²) of Accommodation
- Five Generously Sized Bedrooms
- Two Independent Reception Rooms & Additional Study
- Expansive Open-Plan Kitchen/Dining/Living Room
 - Downstairs WC / Utility Room
 - Split-Level First Floor Landing
- Large Enclosed Rear Garden in Excess of 100' (30m)
- Parking For At Least Three Vehicles to Front
- Additional Parking to The Rear & Tandem Garage - 29'5" x 10'4" (9m x 3.1m)

NO ONWARD CHAIN. Joseph Casson are delighted to present this stunning five-bedroom semi-detached family home with no onward chain. Located in a highly sought-after area, this property is a true treasure. The open-plan kitchen, dining, and living area is simply breathtaking, with bi-folding doors opening up to a large rear garden spanning over 100 feet. This home boasts a fantastic energy performance rating of D, combining style and efficiency perfectly.

Situated on one of Bridgwater's most prestigious streets, this Victorian beauty has been tastefully extended to meet modern family needs. With two spacious reception rooms, a study, and charming period features throughout, this home exudes elegance and character. Don't let this opportunity slip away - make this dream family home yours today!

ACCOMMODATION

This characterful period property briefly comprises: entrance vestibule, spacious hallway, sitting room with bay window, family room, study with access to WC/utility room, extended open-plan kitchen/dining/living room with Velux windows & bi-fold doors providing access to rear garden.

Arranged over the first floor and accessed from a large split-level landing are five bedrooms and a bathroom with separate shower enclosure.

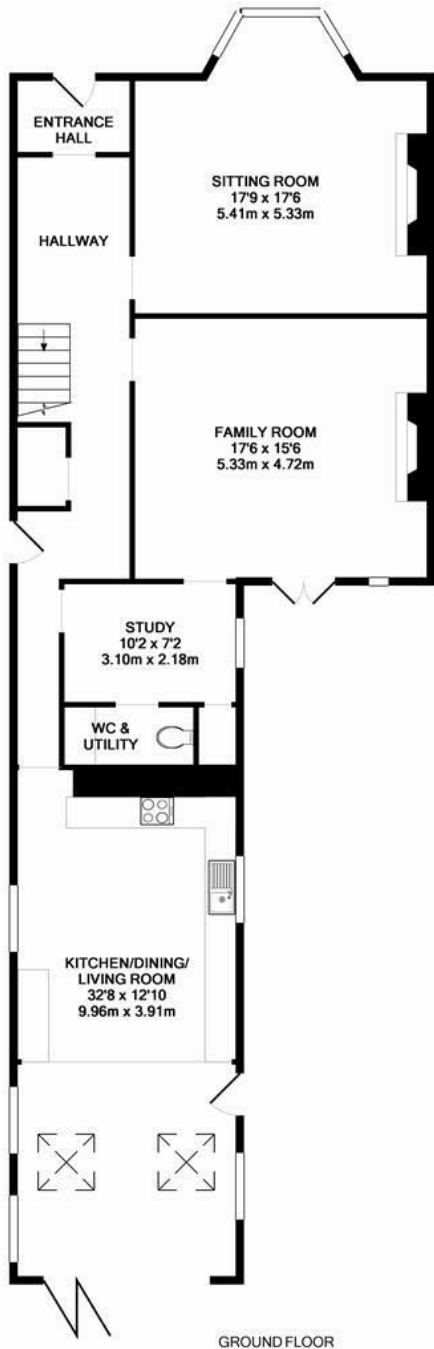
Externally, there is a landscaped front garden with parking for three to four vehicles, side access, to the rear is an established garden of large proportions predominantly laid to lawn with multiple seating areas. There is rear access with additional parking on shingled area and a tandem garage.

The Roof has recently been re-felted, battened and new ridge tiles installed.

LOCATION

Bridgwater offers a wide range of amenities and has excellent transport links to the M5 motorway and mainline rail link. A short distance to the West is the Quantock Hills, an Area of Outstanding Natural Beauty.

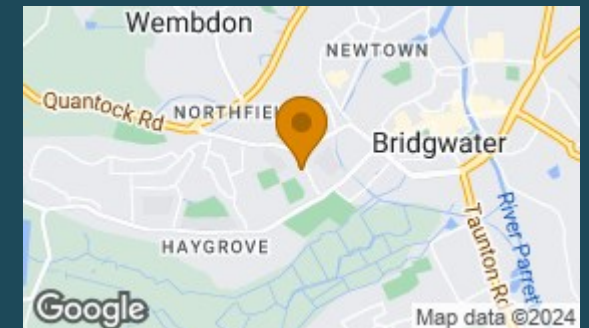




Council Tax Band

D

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



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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