

Waverley Wharf
Bridgwater
TA6 3TX







£114,000

- Third Floor Apartment
 - One Bedroom
 - Bathroom
 - Living Room
 - Kitchen
 - Residents Parking
 - Electric Heating
 - Balcony

NO ONWARD CHAIN

Discover a charming one-bedroom apartment on the third floor, complete with a balcony and resident parking. Located near Bridgwater docks, it's just a stone's throw from the town centre.

Please note: This property does not have views of the docks.

THIRD FLOOR APARTMENT

Entrance Hallway

Lounge/Diner

Kitchen

Bedroom

Bathroom

LOCATION

Bridgwater Docks, located in the heart of Bridgwater Town Centre, provides a diverse array of amenities including shops, restaurants, and recreational facilities. With excellent transport links to the M5 motorway and mainline rail services, commuting is convenient.

To the west lies the stunning Quantock Hills, recognized as an Area of Outstanding Natural Beauty for its scenic landscapes and rich wildlife.

ADDITIONAL INFORMATION

Tenure: Leasehold. 125 years from 20/07/1988 (Approx. 88 years remain)

Estate/Management Charge: £1200 per annum

Ground Rent: £100 per annum

EPC Rating: TBC

Council Tax Band: A

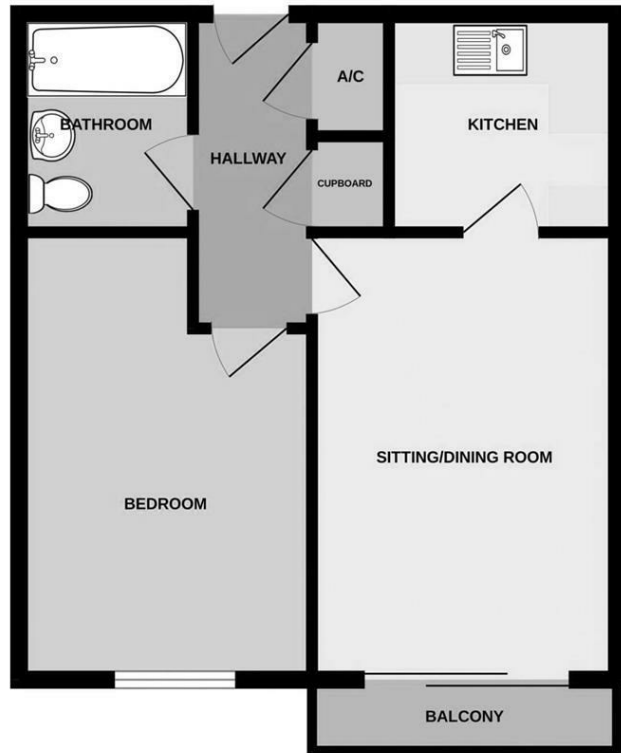
UTILITIES

Water supply: Mains

Sewerage: Mains



THIRD FLOOR



Electricity Supply: Mains

Mains Gas Supply: No

Central Heating: No - Electric Storage Heaters

FLOODING

No Flooding in the last 5 years. Flood Information: flood-map-for-planning.service.gov.uk/location

BROADBAND & MOBILE COVERAGE

For an indication of specific speeds and supply or coverage in the area, we recommend that potential buyers use the Ofcom checkers below:

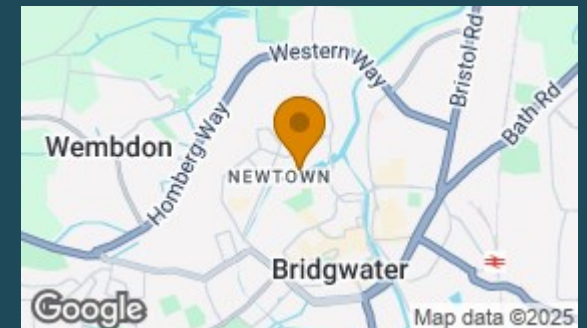
checker.ofcom.org.uk/en-gb/mobile-coverage

checker.ofcom.org.uk/en-gb/broadband-coverage

Council Tax Band

A

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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