

Valley Road Clevedon BS21 6AQ

£580,000

marktempler

RESIDENTIAL SALES





PROPERTY TYPE

House - Semi-Detached



HOW BIG

1556.00 sq ft



BEDROOMS

3



RECEPTION ROOMS

3



BATHROOMS

2



WARMTH

Gas central heating



PARKING

Garage and driveway



OUTSIDE SPACE

Front and rear



EPC RATING

D



COUNCIL TAX BAND

E

This elegant 1920s semi-detached family home is nestled within the picturesque Swiss Valley. Over the years, the house has been extended and upgraded, resulting in a spacious and comfortable living space that is perfect for a growing family. Inside, the property boasts three bedrooms, additionally, there is an attached en-suite annex bedroom and a loft room, offering even more flexibility and potential for various uses. The layout of the house follows a traditional design, with well-proportioned reception rooms that are ideal for entertaining guests or spending quality time with loved ones. The kitchen/breakfast room overlooks the rear gardens, providing a bright and inviting space. A utility room adds convenience and practicality to the home.

As you approach the property, you will be greeted by an extensive driveway that sweeps around a detached garage/workshop. The driveway provides parking for multiple vehicles. The front garden also features a delightful raised patio terrace, where you can relax and take in the views of the surrounding valley. The rear garden is enclosed and featuring a combination of patio areas and lush lawns. Whether you are hosting a barbecue, playing with the family, or simply enjoying a peaceful moment outdoors, the garden is the perfect space to unwind and create lasting memories.

Situated in the pretty Swiss Valley within the much admired East Clevedon the property is ideally located for access to nearby primary and secondary schools, together with woodland walks, a family pub and M&S food all on the doorstep - modern family living doesn't get much more convenient!



Well proportioned 1920s family home, nestled within the much admired Swiss Valley, Clevedon



HOW TO BUY THIS PROPERTY

If you would like to purchase this property, we will need the following information before we are able to agree a sale to you.

Proof of identification - we need to run an electronic check for all purchasers of the property. To do this, we need your full name including titles, dates of births and residential address(s) for the last three years. The ID check is at no cost.

Proof of funding - if a mortgage is required, we need to see an up-to-date agreement in principle from the lender involved for the amount of borrowings required together with evidence by way of an official savings statement for the balance of funds. If the purchase is being made up of cash, we will need to see an official statement of the funds required.

Proof of chain - if you are selling your home with another agent, we will need full details of the agent involved and any linked transactions.

The majority of the above is now a legal requirement. We will need to share some of this information with the vendor of the property as well as other professional parties who will be involved or connected with the sale of the property. Having this information will also enable us to present your offer to purchase positively and is likely to enable us to deliver a response speedily. As a part of our comprehensive property services we will introduce other knowledgeable professionals to assist buyers, sellers and other interested parties to enhance their experience of the moving process. We have carefully selected a panel of local professionals who in turn have agreed preferential terms for our clients. Please note we may give a quotation for sellers and buyers for the companies listed below and should you decide to use one of these companies as a result of our introduction we will receive a referral fee. Any quotation is offered without obligation and it is your decision whether you choose to deal with any of these companies. Star Legal - Conveyancing Referral fee £175 + VAT, Head Projects - Surveyors Referral Fee 10% of the net commission received by Head Projects, The Mortgage Centre - Mortgage Advisors Referral Fee 20% of the net commission received. All referral fees are included within any quotes provided by the named companies.

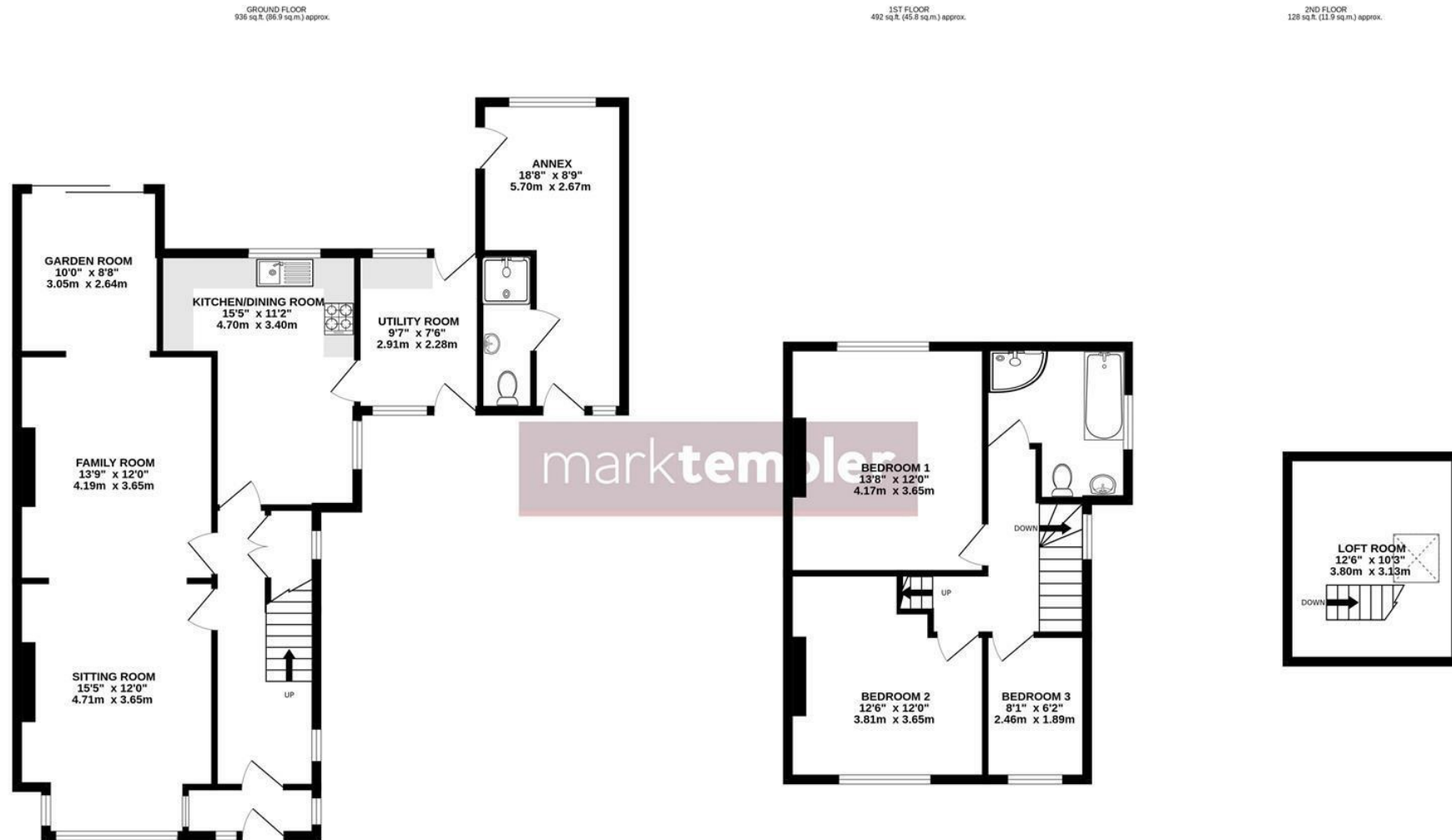


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TOTAL FLOOR AREA : 1556 sq.ft. (144.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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