

St. Michaels Avenue Clevedon BS21 6LL

£349,950

marktempler

RESIDENTIAL SALES





PROPERTY TYPE
House - Detached



HOW BIG
800.00 sq ft



BEDROOMS
3



RECEPTION ROOMS
1



BATHROOMS
1



WARMTH
Gas central heating



PARKING
Driveway



OUTSIDE SPACE
Rear



EPC RATING
C



COUNCIL TAX BAND
C

This charming family home is situated in a sought-after cul-de-sac in the heart of Clevedon, making it an ideal choice for those who value convenience and accessibility especially for a supermarket and schools. With a triple width block paved driveway, the property was built in 2006 and offers up to date fittings combined with a contemporary internal layout that would work well for modern family life.

Upon entering the property, you are greeted by an entrance hall that leads to a cloakroom and a spacious bay fronted sitting room, perfect for relaxing or entertaining guests. The highlight of this home is the open plan kitchen and dining room located at the rear of the property. This modern space is designed for both functionality and style, with double doors that open up to the lovely South facing rear garden. The garden itself is a peaceful retreat, featuring a well-maintained lawn, established shrubs, side access, and a timber garden shed for additional storage. Whether you enjoy gardening or simply relaxing outdoors, this space offers endless possibilities.

Moving upstairs, you will find three generously sized bedrooms that offer plenty of natural light and space for personalization. A larger than average family bathroom completes the upper level, providing convenience and comfort for everyday living. With shops, schools, and transport links all within close proximity, this home offers the perfect balance of modern living in a convenient location.

Offered for sale with vacant possession and no onward chain.



This modern three bedroom family home is located in a sought-after cul-de-sac in the heart of 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.



Up your street...



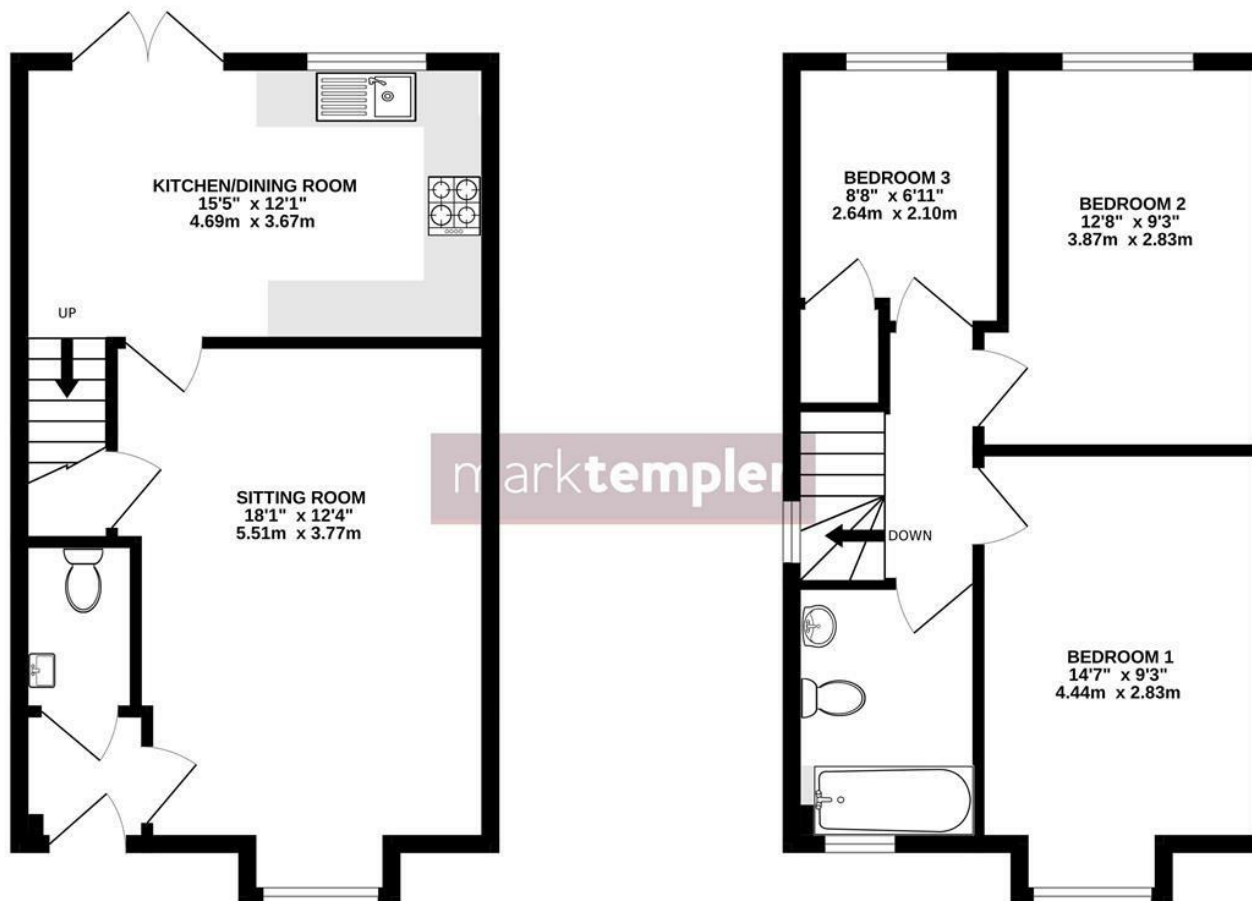
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GROUND FLOOR
400 sq.ft. (37.2 sq.m.) approx.

1ST FLOOR
400 sq.ft. (37.2 sq.m.) approx.



TOTAL FLOOR AREA : 800 sq.ft. (74.4 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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