

Dart Road Clevedon BS21 6LS

£328,000

marktempler

RESIDENTIAL SALES





Property Type
Bungalow - Semi
Detached



How Big
734.00 sq ft



Bedrooms
3



Reception Rooms
1



Bathrooms
1



Warmth



Parking



Outside



EPC Rating
C



Council Tax Band
C



Construction



Tenure
Freehold

A semi-detached bungalow offering a fantastic opportunity for those looking to put their own stamp on a property. In need of some updating, this home provides a blank canvas to customise the property to your taste. Situated within a level walk to amenities, including shops, restaurants, and public transportation - convenience is at your doorstep. The property boasts a large frontage, complete with a driveway and single garage, providing ample parking space for residents and guests.

Upon entering the home, you are greeted by a central hallway that leads to three bedrooms, with the third bedroom providing access into the rear garden. The spacious sitting room provides a cosy space for relaxation and entertainment, while the kitchen features ample worktop space and storage for all your culinary needs. The modern shower room adds a touch of luxury to the home, ensuring convenience and comfort for residents.

The property's extensive garden wraps around the side and rear of the bungalow, offering a peaceful retreat for outdoor enjoyment. The combination of patio, lawn, and mature bushes creates a picturesque setting for al fresco dining, gardening, or simply relaxing in the sunshine.

Located within walking distance to Clevedon town centre and a short stroll to lovely riverbank walks, this bungalow offers the perfect blend of convenience and tranquillity for the new owners.



A superb semi detached bungalow, in need of some of updating but found in a great spot walking distance to shops, cafes and restaurants.



HOW TO BUY THIS PROPERTY

To proceed with a purchase, we require the following:

Proof of Identification - Full name, date of birth, and residential addresses for the past three years (for a free electronic ID check).

Proof of Funding - For a mortgage: an up-to-date agreement in principle and a savings statement for the balance. For cash: an official statement showing the required funds.

Proof of Chain - If selling through another agent, provide their details and linked transactions.

These requirements are largely legal obligations. We may share this information with the vendor and relevant parties to help present your offer positively and ensure a speedy response.

We also work with trusted professionals to enhance your moving process. If you choose to use their services, we may receive referral fees: **Star Legal**: £225 + VAT **M C Hullah and Co**: £225 + VAT **Head Projects (Surveyors)**: 12.5% of net commission **The Mortgage Centre**: 20% of net commission. All referral fees are included in any quotes provided, and there's no obligation to use these services.



Material Information

UTILITIES

Mains electric, water and drainage. Gas central heating.

BROADBAND AND MOBILE COVERAGE

Ultrafast broadband available with highest available download speed 1000 Mbps and highest available upload speed 1000 Mbps.

Mobile coverage is limited to likely.

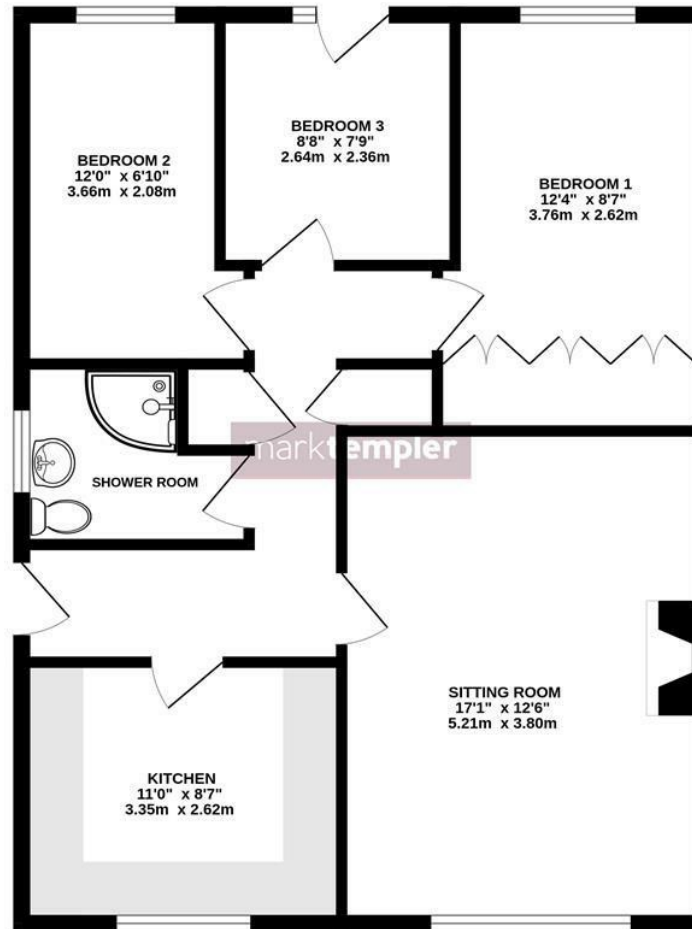
This information is sourced via the Sellers and checker.ofcom.org.uk, we advise you make your own enquires.



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GROUND FLOOR
734 sq.ft. (68.2 sq.m.) approx.



TOTAL FLOOR AREA: 734 sq.ft. (68.2 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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