

Stickland Clevedon BS21 5EX

£450,000

marktempler

RESIDENTIAL SALES





Property Type
House - Detached



How Big
1106.00 sq ft



Bedrooms
3



Reception Rooms
2



Bathrooms
1



Warmth
Gas Central Heating



Parking
Two Spaces



Outside
Communal



EPC Rating
C



Council Tax Band
D



Construction
Standard



Tenure
Freehold

Nestled in a quiet cul-de-sac off the popular Fosse Way, this much-improved and extended detached family home offers a perfect blend of style and practicality. Thoughtfully modernised by its current owners, the property is designed to cater to modern family life.

A welcoming hallway leads to two well-proportioned living areas. The spacious sitting room at the front features a charming wood-burning stove, clever built-in storage, and ample space for children to play. However, the true heart of the home is the stunning, recently fitted kitchen/dining room. Designed with a contemporary two-tone finish, this space boasts a stylish island, breakfast bar, and smart lighting, creating an impressive yet functional hub. High-end Neff appliances, a full-height storage wall, and an ingenious corner walk-in pantry add to its practicality. The ground floor is completed by a useful cloakroom, which also serves as a utility area.

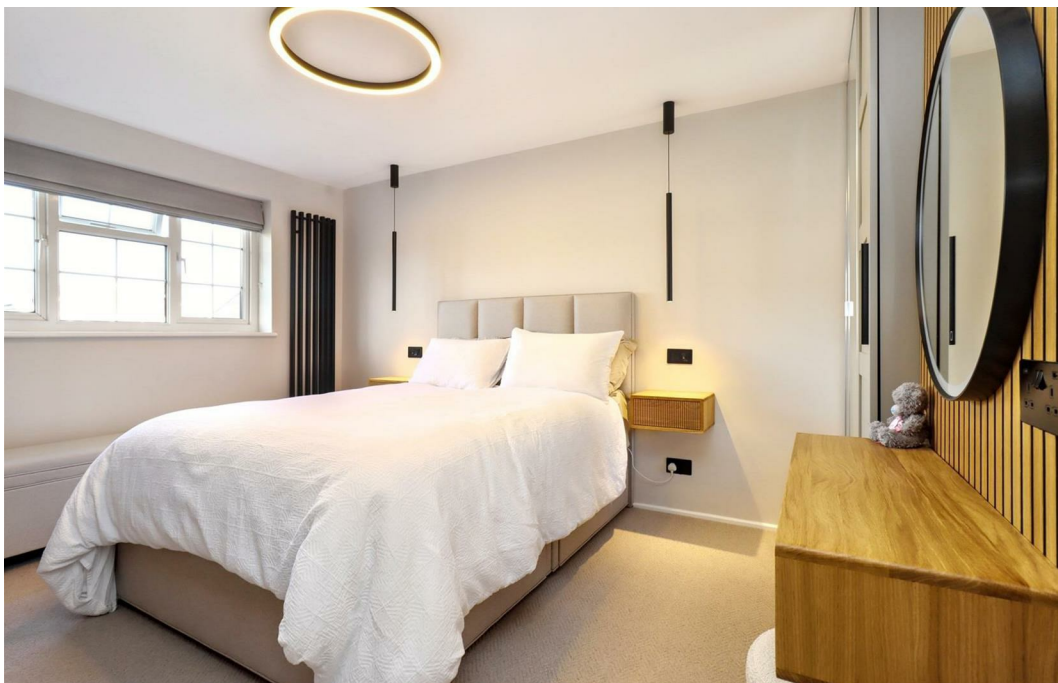
Upstairs, the home continues to impress with a beautifully designed four-piece family bathroom, including a separate shower enclosure. Three well-proportioned bedrooms provide comfortable accommodation, with the principal and second bedroom benefiting from built-in wardrobes.

Externally, a block-paved driveway offers convenient off-road parking at the front. To the rear, a low-maintenance south-facing garden provides a fantastic outdoor retreat. Uniquely, this property also benefits from two garden cabins, perfect for use as a home office or additional living space.

This exceptional home is a must-see for families looking for a stylish and functional living space in Clevedon.



Stylish and extended family home with stunning kitchen and garden cabins in sought-after Clevedon



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.

This information has been provided by the sellers and is correct to the best of our knowledge

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.

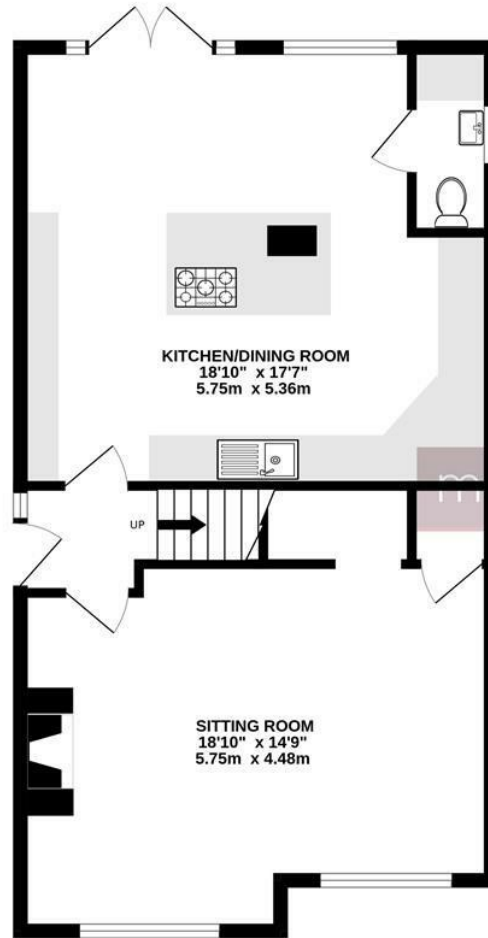
This information is sourced via the Sellers and checker.ofcom.org.uk, we advise you make your own enquires.



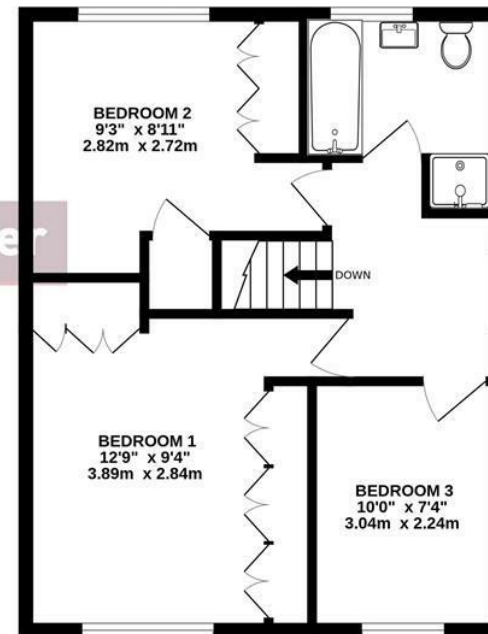
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GROUND FLOOR
640 sq.ft. (59.4 sq.m.) approx.



1ST FLOOR
466 sq.ft. (43.3 sq.m.) approx.



TOTAL FLOOR AREA : 1106 sq.ft. (102.7 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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