

Cambridge Grove Clevedon BS21 7BW

£637,500

marktempler

RESIDENTIAL SALES





Property Type
Bungalow - Detached



How Big
1328.00 sq ft



Bedrooms
3



Reception Rooms
1



Bathrooms
2



Warmth
Gas Central Heating



Parking
Garage and Driveway



Outside
Front and Rear



EPC Rating
D



Council Tax Band
D



Construction
Standard



Tenure
Freehold

Set at the head of a much-admired cul-de-sac in desirable Upper Clevedon, this detached bungalow presents an exciting opportunity for those looking to create a beautiful home. Now in need of updating, it offers plenty of potential to appeal to both family buyers and downsizers alike.

A welcoming and spacious hallway leads to a light-filled dual aspect sitting/dining room with a bay window, feature fireplace and sliding doors opening to the rear patio and garden. The neighbouring kitchen also enjoys a pleasant garden outlook. Off the main hall are two generous double bedrooms and a bathroom, while the principal bedroom is positioned at the opposite end of the property and benefits from an adjoining four-piece en-suite. An integral garage completes the accommodation.

Outside, a driveway provides off-road parking and access to the garage. The plot is gently sloping and well stocked with an array of established shrubs and trees, with lawns and patio areas creating excellent spaces for entertaining or relaxing.

Upper Clevedon offers a peaceful and scenic setting, with bus stops, Ladye Bay and coastal walks all within a short stroll. Hill Road and Clevedon's iconic seafront are also close by, offering a range of restaurants, cafés and independent shops.

Available with no onward chain, this property offers a rare chance to secure a home in one of Clevedon's most sought-after locations, with scope to personalise and add value.



A spacious detached bungalow in a prime Upper Clevedon cul-de-sac, offering superb potential to update and create a home to your own style.



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

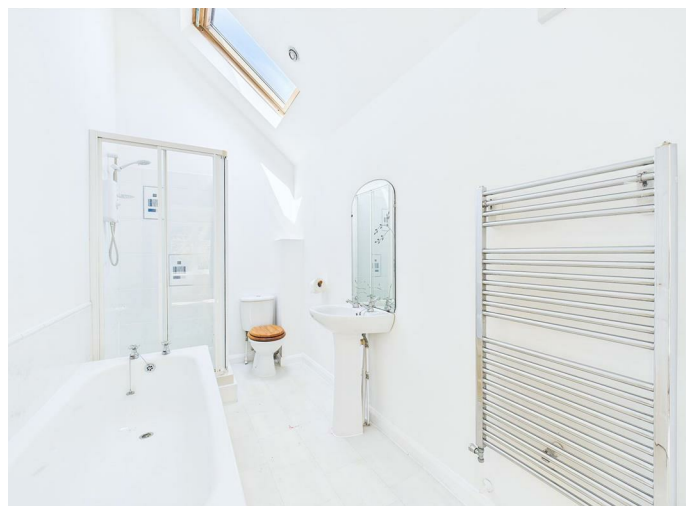
UTILITIES

Mains electric, gas, water and drainage.

BROADBAND AND MOBILE COVERAGE

Ultrafast broadband available with highest available download speed 1000 Mbps and highest available upload speed 100 Mbps. Mobile coverage is good outdoor. Subject to your network.

This information has either been sourced via the sellers of the property or [checker.ofcom.org.uk](https://www.ofcom.gov.uk/consult/condocs/broadband/broadband-checker/) and is accurate to the best of knowledge.



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