



Holly View

Castle Street, Nether Stowey, Bridgwater, Somerset, TA5 1LW

James
Gray

ESTATE AGENTS

A deceptively spacious detached bungalow, occupying a delightful tucked away location, in south facing gardens and conveniently situated being within walking distance of all amenities in this sought after Quantock Hills village



Key features

- Entrance hall and cloakroom
- Sitting room with open fireplace
- Large south facing garden room with doors to rear terrace
- Kitchen/dining room. Utility room
- 4 double bedrooms. Bathroom and separate shower room
- Oil-fired central heating and partly double glazed
- Secluded rear garden with paved terrace and southerly aspect
- Driveway with ample parking and single garage
- Attractive tucked away location in the centre of this sought after village
- No onward chain

Services

Mains water, electricity and drainage. Oil-fired central heating

EPC rating

Band E (53)

Council tax

Band E





The property

Built in the 1970's this individual detached bungalow occupies a particularly attractive tucked away location just off Castle Street and close to the centre of this sought after Quantock Hills village. The property has been enlarged and improved and work has included the addition of a large garden room which enjoys a wonderful southerly aspect and views over the garden. The property is mostly double glazed and has oil-fired central heating.

The accommodation

The entrance hall affords access to all the main rooms and includes a built-in cloaks cupboard. The sitting room has an open fireplace and double doors open to the kitchen/dining room and the garden room, creating a large living space, ideal for entertaining. The garden room enjoys a wonderful southerly aspect and doors open to the rear garden and a paved terrace. The kitchen/dining room is of a good size and is light and airy with a double aspect. A door opens to the utility room. There are 4 double bedrooms a family bath/shower room, a separate shower room and a further cloakroom.

Outside

The property enjoys a good deal of privacy, being situated at the end of a private driveway, shared



with one neighbouring property. A driveway provides ample parking and access to the single garage. The front garden is mainly lawned. The rear garden is well stocked and includes areas of lawn and a paved terrace, with electric awning on the side of the garden room to provide shade in the summer months. The garden enjoys a good deal of privacy and a wonderful southerly aspect.

Situation

Holly View occupies a delightful tucked away position close to the centre of this thriving village. Within the village there are good local facilities including a Church, two pubs, post office, hairdressers, library, primary school, general stores, butchers and medical centre. The Quantock Hills are designated a National Landscape (former Area of Outstanding Natural Beauty) and provide multiple opportunities to enjoy the countryside and numerous rural pursuits. The market town of Bridgwater is approximately 8 miles and the county town of Taunton is approximately 11 miles and offer a wider range of shopping and leisure facilities. There is also a direct line rail link to London Paddington from Taunton and motorway access can be gained at Bridgwater J23 and J24 of the M5 motorway.





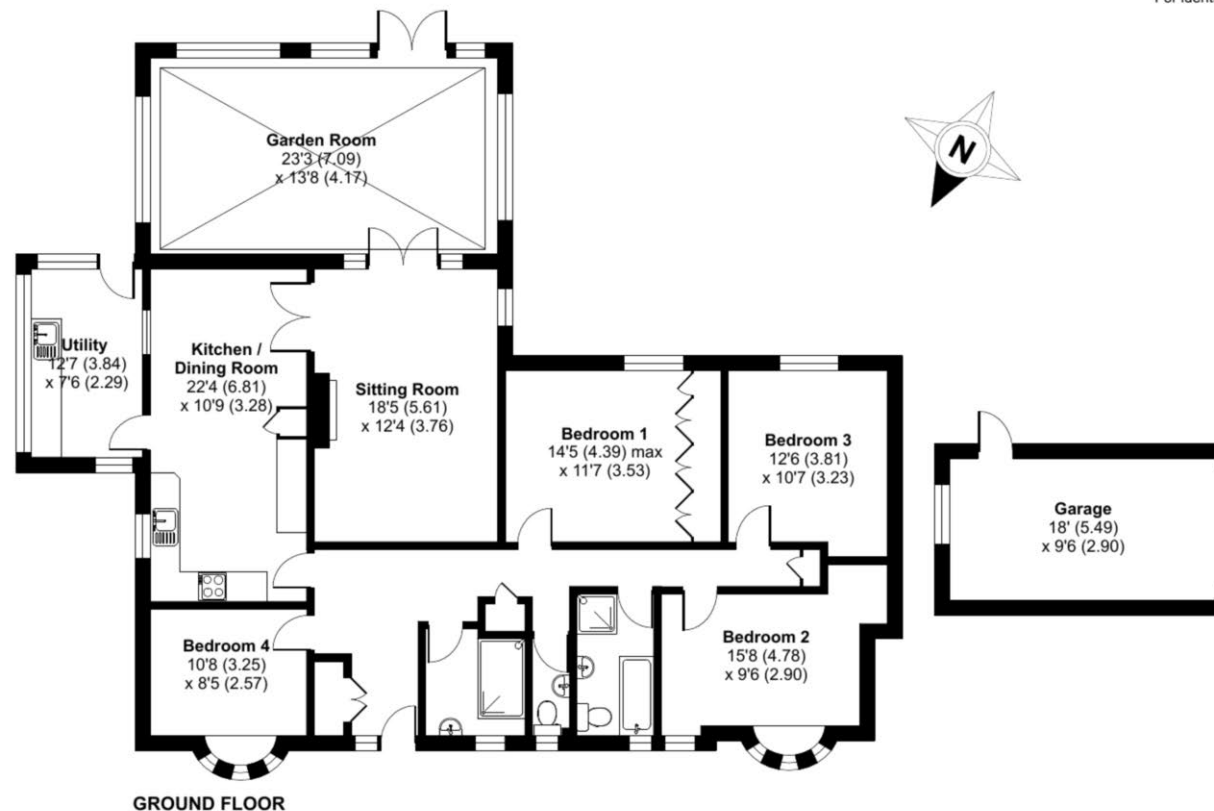
Castle Street, Nether Stowey, Bridgwater, TA5

Approximate Area = 1797 sq ft / 166.9 sq m

Garage = 171 sq ft / 15.9 sq m

Total = 1968 sq ft / 182.8 sq m

For identification only - Not to scale



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nlclicom 2024. Produced for James Gray. REF: 1204046

We routinely refer potential sellers and purchasers to local and national law firms to carry out the conveyancing. It is their decision whether they choose one of these law firms. In making that decision, it should be known that we receive a payment benefit of £250.00 per transaction.

These particulars are not to form part of a Sale Contract owing to the possibility of errors and/or omissions. Prospective purchasers should therefore satisfy themselves by inspection or otherwise as to their correctness. All fixtures, fittings, chattels and other items not mentioned are specifically excluded unless otherwise agreed within the Sale Contract documentaries or left in situ and gratis upon completion. The property is also sold subject to rights of way, public footpaths, easements, wayleaves, covenants and any other matters which may affect the legal title. The Agent has not formally verified the property's structural integrity, ownership, tenure, acreages, estimated square footage, planning/building regulations status or the availability/operation of services and/or appliances. Therefore prospective purchasers are advised to seek validation of all the above matters prior to expressing any formal intent to purchase.

Home Field View North, Prockters Farm, West Monkton, Taunton, Somerset, TA2 8QN

T: 01823 426090 E: sales@jamesgrayestateagents.com W: jamesgrayestateagents.com

James
Gray

ESTATE AGENTS