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Flood Risk: Rivers & Sea—very low. Surface water—low.

Broadband Availability: Superfast with up to 130 Mbps download speed and 20 Mbps upload speed.

Mobile Phone Coverage: Indoor—voice & data limited with EE, Three, O2 & Vodafone. Outdoor—voice & data likely with EE, Three, O2 & Vodafone.

Council Tax Band: D

Property Location: w3w.co/lookvgerg.send

Local Authority: Somerset Council, County Hall, The Crescent, Taunton, Somerset, TA1 4DY

Services: Mains water with meter, mains electricity, mains drainage, gas fired central heating.

Tenure: The property is offered for sale freehold by private treaty with vacant possession on completion.

GENERAL REMARKS AND STIPULATIONS:



30 Parkfield Crescent

Taunton, TA1 4SA

£475,000 Freehold



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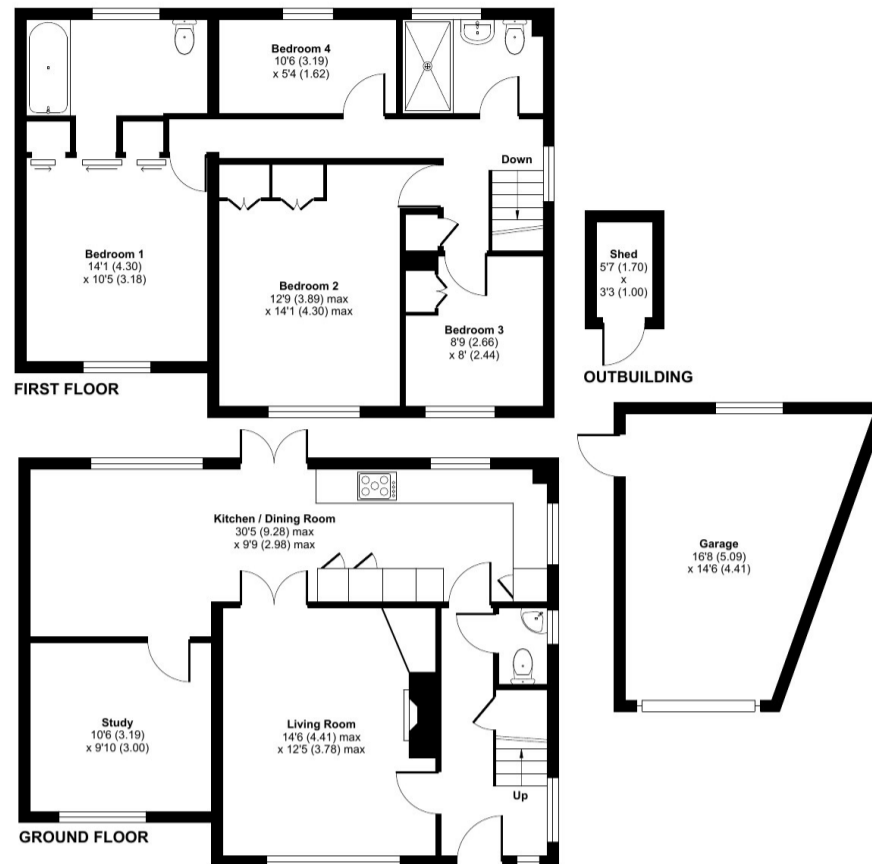
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EPC

Wilkie May & Tuckwood

Floor Plan

Parkfield Crescent, Taunton, TA1

Approximate Area = 1300 sq ft / 120.7 sq m
Garage = 192 sq ft / 17.8 sq m
Outbuilding = 18 sq ft / 1.6 sq m
Total = 1510 sq ft / 140.1 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for JREA Ltd TA Wilkie May & Tuckwood, Taunton. REF: 1216660

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Description

Situated in the sought after residential location of Parkfield, is this extended four bedroom 1960s style detached family home.

The property, which is set on a generous size well kept corner plot, benefits from uPVC double glazing and mains gas fired central heating and has been further enhanced by the addition of a two storey extension to the side in order to create additional ground floor reception rooms as well as a main bedroom with en-suite facilities.

- Detached
- Four Bedrooms
- Gas Fired Central Heating
- Sought After Location
- uPVC Double Glazing
- Single Garage
- Off-Road Parking
- No Onward Chain



Internally, a front door leads into entrance hall with staircase rising to the first floor and access through to a living room and a kitchen. The living room has a front aspect window and doors leading through to a kitchen/diner. The kitchen is fitted with a matching range of wall and base units, roll edge work surfaces and upstands. There is an integrated double stainless steel oven, microwave and gas hob. The kitchen extends into a dining space as well as having double glazed doors to the garden. From the dining area, access can be gained to a useful ground floor study/play room. A cloakroom completes the ground floor accommodation. To the first floor are four bedrooms (bedroom one with en-suite bathroom comprising of wc, wash hand basin and bath with tiled surround).

A refitted shower room comprising of wc, wash hand basin, walk-in shower and glass screen completes the accommodation. Externally, the property is set on a generous size, fully enclosed corner plot. A patio adjoins the rear of the property with the remainder of the garden laid to lawn with mature shrub borders. There is a gated side access and access through to a single garage with electric power and light. To the front of the property is an area of lawn that extends from the front of the property around to the side and is dissected in the middle by a driveway offering off-road parking for two or three vehicles.

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