

Tenure: Leasehold
Services: Mains water, mains electricity, mains drainage, electric heating
Local Authority: Somerset Council, County Hall, The Crescent, Taunton, TA1 4DY
Property Location: <https://what3words.com/hillslides.flinch.unhappily>
Council Tax Band: B
Broadband Availability: Ultrafast up to 1800 Mbps download & 900 Mbps Upload
Mobile Phone Coverage: <https://www.ofcom.org.uk/mobile-coverage-checker>
Flood Risk: Rivers & Sea - Very Low, Surface Water - Very Low

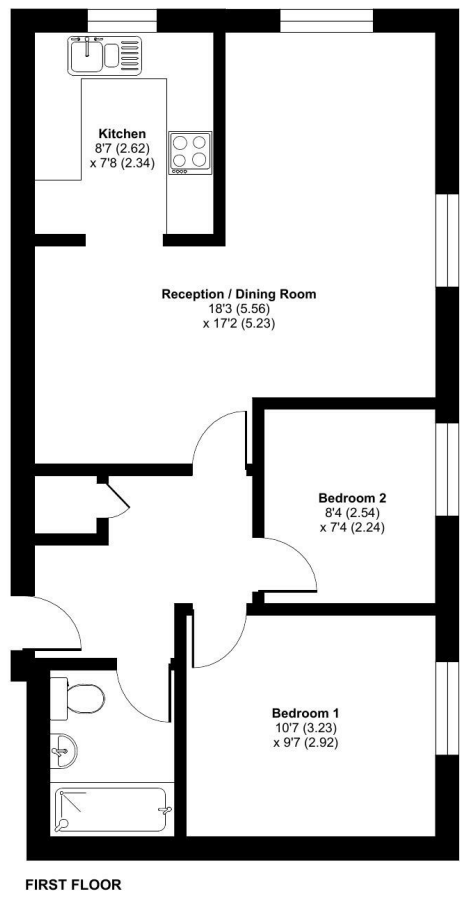


**Wilkie May
& Tuckwood**

Floor Plan

Grenville View, Cotford St. Luke, Taunton, TA4

Approximate Area = 587 sq ft / 54.5 sq m
For identification only - Not to scale



FIRST FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2026. Produced for JREA Ltd TA Wilkie May & Tuckwood, Taunton. REF: 1387745



Description

- Two Bedroom Apartment
- First Floor
- Vacant Possession
- Electric Heating
- uPVC Double Glazing
- Ideal FTB/Investment

Situated close to the centre of the popular village of Cotford St Luke and offered to the market with vacant possession is this two-bedroom first floor apartment. The property which benefits from uPVC double glazing and electric heating would make an ideal first time buy or investment purchase and is further benefitted by a private allocated parking space.



In brief the accommodation comprises: front door into a wide entrance hall with doors to all principal rooms (except the kitchen) A generous size living/dining room offers dual aspect windows and an opening through to a modern fitted kitchen. The kitchen comprises a range of matching wall and base units, roll edge work surfaces and tiled splashbacks. There is a integrated electric oven, hob and extractor over as well as space for a washing machine and tall fridge/freezer. From the hallway there is access to two bedrooms and a family bathroom which comprises of: W/c, wash hand basin and bath with tiled surround and shower over.

The property is set close to the village centre handy located for the Co-op, primary school and Chapel public house.

