

for sale

offers in excess of **£260,000**



Old Market Road Bridgwater TA6 4AA

A neutrally and EXCELLENTLY PRESENTED modern THREE BEDROOM home in the popular Keepmoat development, The Parade, just north of BRIDGWATER Town Centre. The property boasts a GENEROUS LOUNGE, En Suite Shower Room, double driveway parking and a CORNER PLOT GARDEN. View now!

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Front Door

Leading into...

Entrance Hall

A bright and welcoming entrance to the property with vinyl flooring and stairs rising to the first floor. Doors to the Kitchen / Diner, Lounge and W.C.

Lounge

14' 6" x 11' 5" Plus Recess (4.42m x 3.48m Plus Recess)

A generous reception room with a large bay window to front aspect and second window to side aspect. Features include a television point, telephone point and large under-stairs cupboard.

Kitchen / Diner

14' 7" x 10' 5" (4.45m x 3.17m)

A well-equipped and beautifully appointed Kitchen with a range of wall and base-mounted units. Work surfaces incorporating a sink with drainer and gas hob with cooker hood over. The generous offering of built-in appliances includes an electric oven, dishwasher, washing machine, fridge and freezer. Wall-mounted gas boiler. Further features of the room are USB sockets, a wall-mounted radiator, window to side aspect and UPVC patio doors to the rear garden.

W.C.

Comprising low level W.C., pedestal wash hand basin, wall-mounted radiator and window to side aspect.

First Floor Landing



Wall-mounted radiator and doors to all bedrooms and the Bathroom.

Bedroom 1

10' 5" plus recess x 9' 3" (3.17m plus recess x 2.82m)
Television point, wall-mounted radiator and window to side aspect.

En Suite

Suite comprising a double shower cubicle with wall-mounted shower over, low level W.C. and pedestal wash hand basin. Window to side aspect.

Bedroom 2

11' 6" x 8' 2" (3.51m x 2.49m)
Loft hatch, wall-mounted radiator and window to side aspect.

Bedroom 3

8' 4" x 6' 3" (2.54m x 1.91m)
Wall-mounted radiator and window to front aspect.

Bathroom

A modern Bathroom suite comprising bath with mixer tap and shower attachment over, low level W.C. and pedestal wash hand basin. Further features include an extractor fan, wall-mounted radiator and window to rear aspect.

Rear Garden

A recently landscaped and generously sized garden split into three areas and occupying an enviable corner plot. The garden is laid to a mixture of slate chippings, artificial grass and patio. Side gate and external tap. A portion of the garden is positioned in front of the double driveway and offers the potential for a double garage / car port subject to receiving the necessary planning

permissions.

Parking

Double driveway parking spaces.

Agents Note

Under the terms of the Estate Agency Act 1979 (section 21) please note that the Vendor of this property is an associate of a staff member of the Connells Group.





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

directions to this property:

Entering Bridgwater from the south on Taunton Road turn right at the crossroad traffic lights onto Broadway. At the roundabout take the second exit onto Bristol Road and then turn right onto Old Market Road.

To view this property please contact Connells on

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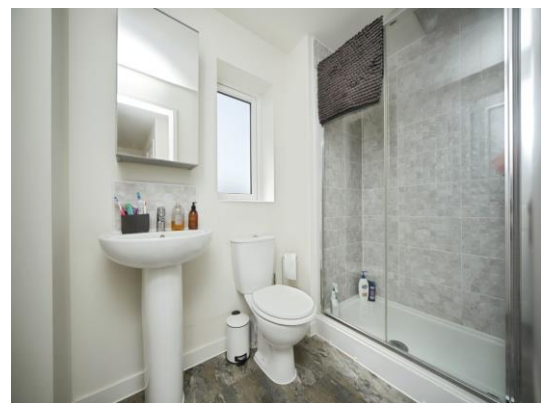
53 High Street
 TAUNTON TA1 3PR

Property Ref: TTN312943 - 0003

Tenure:Freehold EPC Rating: B

Council Tax Band: B

view this property online connells.co.uk/Property/TTN312943



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