

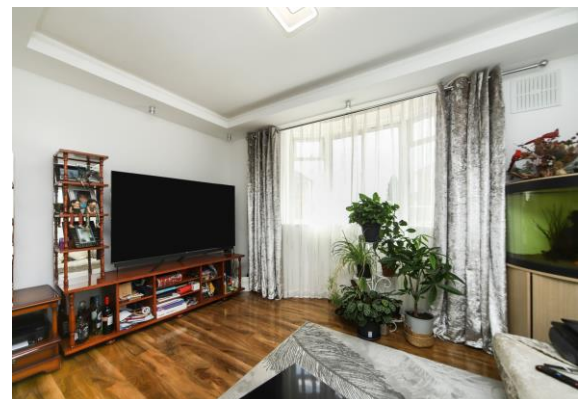
for sale

£210,000



Outer Circle Taunton TA1 2BS

A SUPERB OPPORTUNITY for first time buyers. This well maintained two-bedrooms SEMI-DETACHED home located on the east side of Taunton offers excellent access to the town centre, local amenities, and easy access to the M5 Motorway. VIEW NOW!



Outer Circle Taunton TA1 2BS

Front Door

Leading to...

Front Porch

Double glazed door providing access to the rear garden with an additional door giving access into a large storage area. A further obscure glazed door provides access into the...

Entrance Hall

A welcoming entrance hall featuring a wall-mounted radiator and an under-stairs storage cupboard. There is also a versatile alcove space, offering potential to be converted into a convenient downstairs WC, and doors leading to ...

Kitchen

6' 8" x 11' 1" (2.03m x 3.38m)

This well-presented L-shaped kitchen features an integrated ladder unit with oven and microwave, a gas hob with cooker hood, and dedicated space for freestanding appliances. A range of light grey gloss eye-level and base units provide ample storage, while a compact radiator ensures warmth and comfort. A rear-facing double-glazed window allows natural light to flood the space, creating a bright and inviting atmosphere.

Lounge

10' 3" x 12' 8" (3.12m x 3.86m)

A spacious lounge featuring dark gloss wood-effect flooring and a wall-mounted radiator for year-round warmth. A front-facing bay window allows natural light to pour in, enhancing the bright and airy feel. Well-proportioned and versatile, this space is ideal for



both everyday living and relaxing.

First Floor Landing

The first-floor landing benefits from a double-glazed window that fills the space with natural light and door leading to...

Bedroom One

11' 8" x 10' 1" (3.56m x 3.07m)

A spacious double bedroom, filled with natural light from a double-glazed window overlooking the front of the property. Neutrally decorated with dark gloss wood-effect flooring, the room offers a blank canvas for personalisation. A wall-mounted radiator ensures year-round comfort, while access to a part-boarded loft-with fitted ladder, power, and lighting-adds valuable additional storage.

Bedroom Two

6' 8" x 11' 1" (2.03m x 3.38m)

Another double bedroom, flooded with natural light from a double-glazed window overlooking the rear garden. The room is neutrally decorated, providing a blank canvas for personalisation, and features a radiator ensuring comfort all year round.

Bathroom

The bathroom features a modern thermostatic rainfall shower, a pedestal sink, and a freestanding toilet. A frosted window provides natural light and privacy, while a towel warmer adds comfort and convenience. The space is completed with practical white drawers, offering a tidy solution for everyday essentials.

Garden

A good-sized garden featuring a small patio area currently accommodating a hot tub, which may be included in the sale subject to negotiation. The patio also offers plenty of space for outdoor seating, perfect for relaxing or entertaining. The remainder of the garden is a well-maintained lawn, offering ample

space for gardening, play, or outdoor activities.

Parking

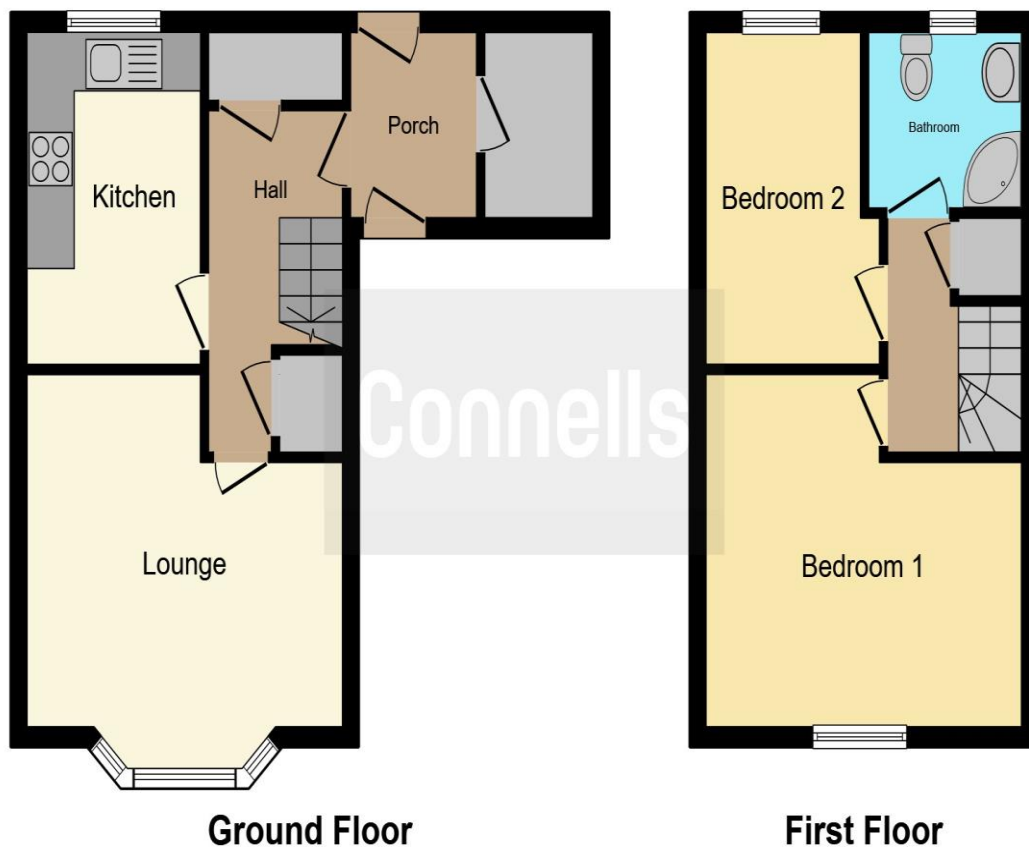
Driveway parking for two cars.

Lettings

For any advice on this property or any other investment opportunities, please contact our experienced lettings team, who aim to get the best tenants at the best price.

Our comprehensive and competitive management and lettings services can be tailored to fit your needs.





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

To view this property please contact Connells on

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53 High Street
 TAUNTON TA1 3PR

Property Ref: TTN313099 - 0004

Tenure: Freehold EPC Rating: C

Council Tax Band: B

view this property online connells.co.uk/Property/TTN313099



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