

for sale

guide price **£250,000**



## Priorswood Road Taunton TA2 7PS

Available with NO ONWARD CHAIN and commanding an impressive ELEVATED POSITION this 1930's bay-fronted home benefits from a generous garden, garage/workshop and offers SUPERB POTENTIAL. Early Viewing is advised.





# Priorswood Road Taunton TA2 7PS

## Front Door

Leading to,,,

## Entrance Hall

Radiator. Understairs storage cupboard. Circular double glazed side aspect window.

## Lounge

12' 7" into bay x 11' 7" max ( 3.84m into bay x 3.53m max )  
Double glazed bay window to front. Radiator. Large square archway through to the...

## Dining Room

11' 4" x 10' 9" max ( 3.45m x 3.28m max )

Full length double glazed windows and double doors to rear opening to outside. Radiator. Feature fireplace.

## Kitchen

10' 9" max x 6' 9" max ( 3.28m max x 2.06m max )

Equipped with a range of wall and base-mounted units with rolltop work surfaces, including a sink and drainer with mixer tap. Dual aspect double glazed windows to either side. The wall-mounted boiler is neatly housed inside one of the wall units. Recess with gas and electric cooker points. Partial tiling. Single glazed door through to the...

## Outer Lobby

Obscure double glazed door providing access to outside. Cottage style doors through to the utility room and the....





Up-and-over door.

## Cloak Room

Suit comprising low-level WC. Obscure double glazed window to rear.

## First Floor Landing

Double glazed window to side. Attic hatch.

## Main Bedroom

12' 5" into bay x 11' 8" ( 3.78m into bay x 3.56m )  
Double glazed bay window to front. Radiator.

## Bedroom Two

11' 6" x 11' max ( 3.51m x 3.35m max )  
Double glazed window to rear. Radiator.

## Bedroom Three

10' 5" x 6' 10" ( 3.17m x 2.08m )  
Double glazed window to side. Radiator.

## Bathroom

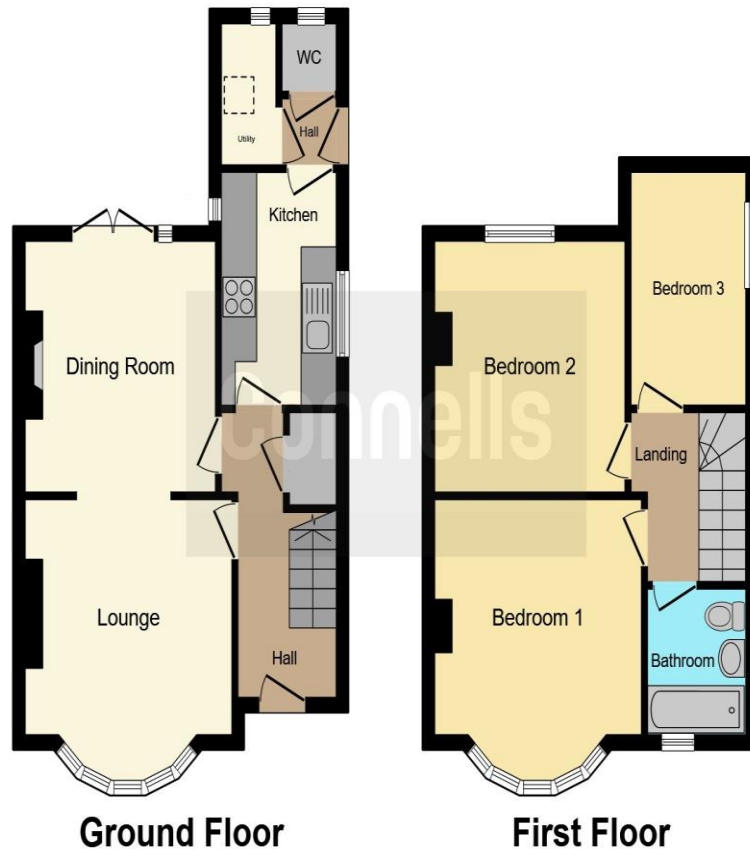
Suite comprising low-level WC, pedestal wash hand basin with mixer tap. Bath with integral shower over. Obscure double glazed window to rear. Tiled Walls. Radiator. Heated towel rail. Extractor fan.

## Rear Garden

A generous and enclosed level garden, laid initially to hardstanding and further laid to lawn. A hardstanding pathway provides access to a gateway, giving rear pedestrian access. Personal access into the...

## Garage





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Property Ref: TTN313085 - 0010

Tenure: Freehold EPC Rating: D

Council Tax Band: C

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