



Old Farm Walk, Merriott TA16 5AB

welcome to

Old Farm Walk, Merriott

This well presented two bedroom terraced house is set in the popular village of Merriott. The property is being offered subject to satisfying Somerset Council eligibility criteria and financial criteria to support purchase at 80% of the full market value.



Ground Floor

Open Plan Kitchen/Lounge/Diner

Lounge/Diner Area

Door to front. Front aspect double glazed doors with glazed side panels. Shelving units. Under stairs cupboard. Under floor heating.

Kitchen Area

Fitted base and wall units. Work surfaces incorporating a stainless steel sink and drainer. Built-in microwave, electric oven and gas hob. Integrated dishwasher and fridge/freezer.

WC

Fitted with a WC and wash hand basin. Space for washing machine and tumble dryer.

First Floor

Bedroom One

Front aspect double glazed window. Fitted carpet. Radiator.

Bedroom Two

Front aspect double glazed window. Fitted carpet. Radiator.

Bathroom

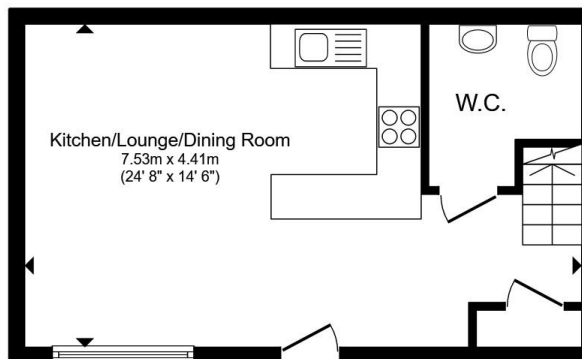
Fitted with a suite comprising a panelled bath with glass screen and shower over, wash hand basin and WC. Towel radiator.

Outside

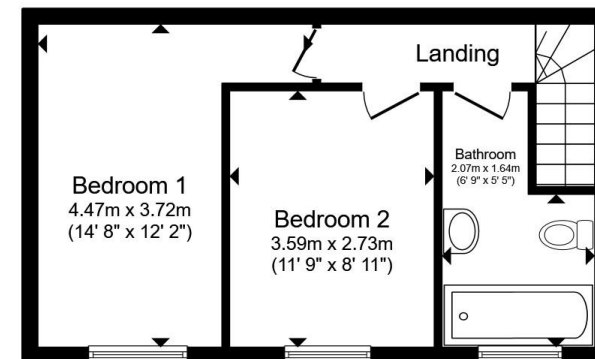
At the front of the house there is an area of garden with a paved pathway leading to the front door.

Agents Note

The property is subject to a Section 106 Legal Agreement which sets out eligibility criteria which will be assessed by Somerset Council to satisfy a local area connection. Potential purchasers need to satisfy financial and local connection criteria, please contact the branch for further details, before proceeding to view.



Ground Floor



First Floor

Total floor area 65.8 m² (708 sq.ft.) approx

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.propertybox.io



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welcome to

Old Farm Walk, Merriott

- Mid Terraced House
- Two Bedrooms
- Open Plan Living Accommodation
- One Allocated Parking Space
- Purchase Subject To Eligibility Criteria
- Sale Subject To Local Area Connection

Tenure: Freehold EPC Rating: C

Council Tax Band: C

fixed price

£222,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
CRK106371 - 0002

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