



Priory Court, Priory Green, Dunster, Minehead, TA24 6RY

welcome to

Flat 6 Priory Court, Priory Green, Dunster

A well presented spacious two bedroom top floor apartment forming part of what was formerly a large Victorian Rectory to the village set in beautiful open grounds enjoying beautiful far reaching countryside views. The property benefits from gas central heating & allocated parking.



Communal Entrance

With staircase rising to upper floors.

Front Door

Leading to

Entrance Hall

With fitted carpet, radiator, telephone entry system and doors to

Lounge/ Dining Room

18' 1" max x 15' 11" max (5.51m max x 4.85m max)
Window to rear with second glazing enjoying views of Dunster Castle and the Church, fitted carpet, period feature fireplace, TV point and exposed beams.

Kitchen

10' 5" x 8' 2" (3.17m x 2.49m)
Double glazed skylight window to front, a range of fitted white coloured base and wall units, worktop surfaces, inset stainless steel sink unit, space and plumbing for dishwasher, space for fridge freezer, integrated electric oven, inset electric hob, part tiled surrounds and vinyl flooring.

Utility

11' 2" max x 5' 5" max (3.40m max x 1.65m max)
Double glazed window to front, space and plumbing for washing machine, wall mounted gas fired Worcester boiler serving the domestic hot water and central heating systems.

Bedroom Two

17' 11" x 12' (5.46m x 3.66m)
Window to side with second glazing enjoying fantastic far reaching coastal and inland views, exposed beams, radiator, fitted carpet and access to roof space.

Bathroom

Double glazed skylight window to front, fitted carpet, panelled bath with shower unit over and shower screen, low level WC, pedestal wash hand basin, part tiled surrounds, heated towel rail, extractor unit, access to roof space.

Bedroom One

17' 3" x 11' 3" max (5.26m x 3.43m max)
Double glazed velux window to rear, fitted carpet, radiator and open doorway leading to

Dressing Area

6' 10" x 5' 2" (2.08m x 1.57m)
Double glazed skylight window to front, fitted carpet, radiator and door leading to

Ensuite Shower Room

Double glazed skylight window to front, fitted carpet, low level WC, pedestal wash hand basin, shower cubicle, heated towel rail and extractor unit.

Outside

Priory Court is approached over a private driveway and enjoys the benefit of a beautifully presented large grounds incorporating communal lawned gardens with flower and shrub beds, the property has the benefit of allocated parking.

Council Tax Band

C

Location

The property occupies a fine position in the much favoured village of Dunster which is one of the prettiest in England, among its many attractions are the Castle and the Yarn Market. It is on the fringe of the Exmoor National Park close to some of the best moorland and woodland countryside where many delightful walks and other country pursuits can be enjoyed. The seaside town of Minehead is approximately 3 miles distant and provides a good range of shops for everyday and luxury items. The County town of Taunton some 25 miles distant, provides excellent shopping, leisure and entertainment facilities, direct access to the motorway network and a mainline railway station. The village has an excellent First School and Minehead itself has received much praise recently for its educational results through the Community College.

Tenure:

Leasehold with a remainder of a 999 years lease from March 1985
Service Charge: £2,531.33 per year



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



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welcome to

Flat 6 Priory Court, Priory Green, Dunster

- Medieval Village of Dunster
- Top Floor Apartment - Two Bedrooms
- Well Presented Spacious Accommodation
- Lounge/Dining Room - Gas Central Heating - Allocated Parking
- Fantastic Far Reaching Countryside

Tenure: Leasehold EPC Rating: C

This is a Leasehold property with details as follows; Term of Lease 999 years from 24 Mar 1985. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£275,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
MIH106784 - 0005

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