



Sir Gilbert Scott Court, Long Street, Williton, TA4 4RH

welcome to

11 Sir Gilbert Scott Court, Long Street, Williton

Situated within the popular West Somerset village of Williton is this beautifully presented single storey two bedroom mews style cottage enjoying modern accommodation combined with charm & character. The property benefits from open plan living room, front & rear courtyard gardens, allocated parking.



Front Door

Open Plan Living Room

23' 2" x 10' 3" max (7.06m x 3.12m max)

Windows to the front and rear, two wall mounted electric radiators, electric stove set in fireplace, fitted bookshelves, wall light points, open doorway leading to

Kitchen/ Breakfast Room

14' 6" x 10' 11" (4.42m x 3.33m)

Windows to the front and side, skylight windows, a modern range of fitted base and wall units, worktop surfaces, inset stainless steel sink unit, integrated oven, inset electric hob with cooker hood over, space and plumbing for washing machine, space for tumble dryer, space for fridge freezer, larder cupboard, extractor unit, wall mounted electric radiator, door to the rear courtyard garden, laminate flooring, open plan to

Inner Hall

With laminate flooring, doors to

Bedroom One

15' 5" x 9' 10" (4.70m x 3.00m)

A vaulted ceiling room with windows to rear, fitted carpet, exposed beams, electric radiator, door to

Ensuite Shower Room

Window to rear, a fitted suite comprising low level WC, pedestal wash hand basin, shower cubicle with rainwater shower head, heated towel rail, tiled flooring, part tiled surrounds, inset ceiling spotlights, extractor unit.

Bedroom Two

14' 9" max x 8' 10" max (4.50m max x 2.69m max)

A vaulted ceiling room with skylight window, fitted carpet, exposed beam, walk in wardrobe.

Bathroom

A fitted suite comprising skylight window, extractor unit, panelled bath with mixer tap/shower attachment over, part tiled surrounds, pedestal wash hand basin, low level WC, tiled floor, heated towel rail.

Outside

To the front is a small gravelled courtyard garden with pathway leading to the front door. To the rear is a gravelled courtyard garden with garden shed, patio area, pathway to the rear leading to the communal areas.

There is allocated parking for one vehicle for the property to the front of the building, along with visitors parking.

Location

The property is located on the outskirts of Williton which benefits from local facilities which include two mini supermarkets, St Peters First School and Danesfield Middle School and health centre. The property is also ideally situated close to local walks & the coastal path which is ideal for the loving dog owners & walkers, The West Somerset Steam Railway Station at Williton is within walking distance of the property, which offers links to Minehead & Bishops Lydeard. The county town of Taunton lies about 15 miles to the south where a wide range of shopping, recreational facilities will be found and Bridgwater is about 18 miles away where a wide range of shopping, recreational facilities will be found. Whilst the coastal town of Minehead is about 9 miles away to the north. Williton lies between the Quantock and Brendon Hills where a wide range of country pursuits may be enjoyed and where a host of footpaths provide easy access into this highly attractive West Country scenery. The M5 may be joined at Taunton and Bridgwater and a main line rail service to London Paddington is also available from Taunton.

Council Tax Band

B



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

11 Sir Gilbert Scott Court, Long Street, Williton

- Popular West Somerset Village of Williton
- Level Position - Single Storey Mews Style Cottage
- Two Bedrooms - Open Plan Living Accommodation
- Modern Kitchen - Shower Room & Bathroom
- Front & Rear Courtyard Gardens - Allocated Parking

Tenure: Leasehold EPC Rating: Exempt

Council Tax Band: B Service Charge: 600.00

Ground Rent: 300.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 25 Dec 2003. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£235,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
MIH107304 - 0003

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