



High Street, Williton, Taunton, TA4 4NW

welcome to

17 High Street, Williton Taunton

Believed to be a former farmhouse is this well presented semi detached three bedroom period cottage situated within level walking distance of Williton village centre & its amenities. The property benefits from gas central heating, two reception rooms, enclosed garden & off road parking.



Double Glazed Front Door

Leading to

Entrance Lobby

With tiled flooring and an inner door leading to

Entrance Hall

With fitted carpet, radiator, staircase rising to first floor landing, doors to

Lounge

24' max x 9' 11" max (7.32m max x 3.02m max)

Double glazed windows to front and side, fitted carpet, open fire set in a decorative fireplace with tiled hearth, telephone point and radiator.

Dining Room

13' 10" x 13' 3" max (4.22m x 4.04m max)

Double glazed window to front, fitted carpet, radiator, picture rail, period fireplace with tiled hearth, fitted cabinets in recesses.

Study Area

14' 1" x 4' 10" (4.29m x 1.47m)

Window to rear, laminate flooring, built in understairs cupboard and airing cupboard.

Kitchen

12' 1" x 10' 3" max (3.68m x 3.12m max)

Double glazed windows to front and rear, a range of fitted base and wall units, worktop surfaces, inset one and a half bowl stainless steel sink unit, integrated fridge, tiled splashbacks, cooker with cooker hood over, radiator, inset ceiling spotlights, tiled flooring, integrated freezer, telephone point.

Utility Room

8' 6" x 5' 6" (2.59m x 1.68m)

Double glazed window to rear and double glazed door to rear garden, laminate flooring, space and plumbing for washing machine and tumble dryer, radiator, doors to

Cloakroom

Double glazed window to rear, laminate flooring, low level WC, pedestal wash hand basin.

First Floor Landing

With fitted carpet, radiator, access to roof space, doors to

Bedroom One

13' 7" x 9' 11" (4.14m x 3.02m)

Double glazed bay window to front, fitted carpet, built in wardrobe, radiator and telephone point.

Bedroom Two

14' 1" max x 11' 7" (4.29m max x 3.53m)

Double glazed window to front, fitted carpet, radiator.

Bedroom Three

13' 11" x 11' 5" (4.24m x 3.48m)

Double glazed window to side, fitted carpet, radiator.

Bathroom

Double glazed window to rear, a fitted suite comprising panelled bath with shower unit over and fitted shower screen, low level WC, pedestal wash hand basin, part tiled surrounds, radiator, vinyl flooring.

Outside

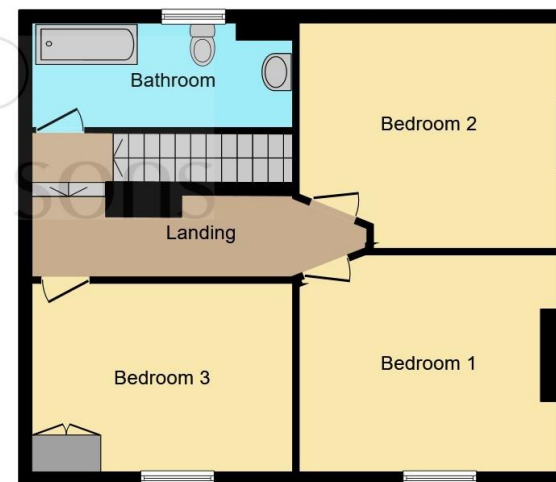
The property has one off road parking space and a pleasant enclosed walled rear garden with gated pedestrian access. The garden comprises lawn area with a pond, and timber shed, and there is scope to create further off road parking if desired.

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.



Ground Floor



First Floor

welcome to

17 High Street, Williton, Taunton

- Level Walking Distance of Williton Village Centre
- Semi Detached Period Cottage
- Two Reception Rooms - Three Bedrooms
- Gas Central Heating - Cloakroom
- Enclosed Rear Garden - Off Road Parking

Tenure: Freehold EPC Rating: D

Council Tax Band: B

£285,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
MIH107341 - 0004

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