



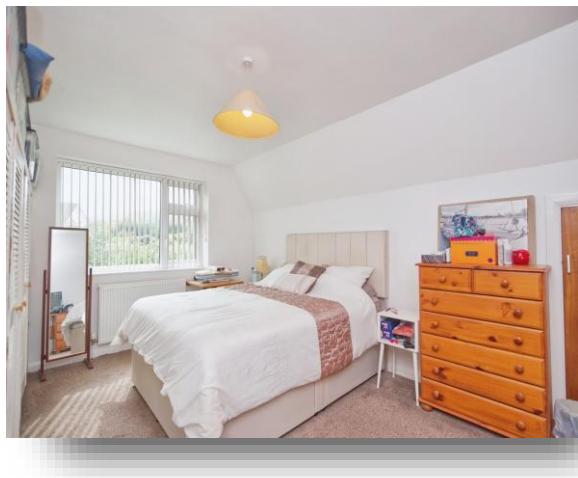
Periton Lane, Minehead, TA24 8EA

fox & sons

welcome to

83 Periton Lane, Minehead

A beautifully presented, non-estate, Three/Four double bedroom detached chalet bungalow standing in generous South facing enclosed gardens with ample parking, garage and lovely countryside views. The property benefits from a re-fitted kitchen, bathroom ad shower room and double glazing.



Covered Porch

Double glazed window and attractive replacement composite door to;

Entrance Hall

A spacious hallway with turning staircase to first floor landing, useful under stairs storage cupboard, further storage cupboard, wood flooring, doors to;

Sitting Room

19' 8" x 11' 10" (5.99m x 3.61m)

Enjoying a delightful triple aspect with double glazed windows to sides and double glazed picture window to front enjoying views towards North Hill, feature fireplace with inset woodburner and timber mantle over, television aerial point, two radiators.

Dining Room/Bedroom Four

15' 2" x 9' 2" (4.62m x 2.79m)

Double glazed window to rear overlooking gardens, wood flooring, radiator.

Bedroom Three

15' x 9' 5" (4.57m x 2.87m)

Double glazed window to rear overlooking rear garden, radiator.

Kitchen

12' 3" x 11' 4" (3.73m x 3.45m)

Enjoying a dual aspect with double glazed windows to front and rear again with views towards North Hill and over the gardens, attractively re-fitted with an extensive range of wall and base level units complimented by granite effect worksurfaces, inset one and one half bowl sink unit with mixer tap, appliance space for slot in cooker with Bosch hood over, integrated concealed Bosch dishwasher and washing machine, appliance space for tumble dryer, space for side by side tall fridge/freezer, tall designer radiator, double glazed door to patio and gardens beyond.

Bathroom

Double glazed window to side, re-fitted white suite comprising low entry bath with rainfall shower over, dual flush low level WC and pedestal wash hand basin, extractor fan, radiator, fully tiled walls.

First Floor Landing

Access to loft space via retractable loft ladder with partial boarding and light, radiator, doors to;

Store

15' 9" x 11' excluding eaves (4.80m x 3.35m excluding eaves)

Offering excellent storage with potential for further accommodation if required.

Bedroom One

15' 4" x 10' 9" (4.67m x 3.28m)

Double glazed window to rear with attractive open views towards Hopcott and Grabbist, three sets of fitted double wardrobes, walk in eaves storage cupboard with power and light housing replacement gas fired combination boiler for central heating and hot water, further eaves storage cupboard, radiator.

Bedroom Two

12' x 11' 5" (3.66m x 3.48m)

Double glazed window to front with attractive views towards North Hill, radiator.

Shower Room

Velux window to side, attractively re-fitted white suite comprising fully tiled double shower cubicle with glazed enclosure and rainfall shower, dual flush low level WC and pedestal wash hand basin, fully tiled walls, extractor fan, heated towel rail.

Front Garden

An enclosed front garden with twin timber gates to front affording access to recently replaced driveway to garage providing off street parking for several vehicles and space for caravan/motorhome is desired, attractively landscaped with a wide variety of flowers and shrubs, gated access to rear garden.

Garage

17' 7" x 8' 9" (5.36m x 2.67m)

Metal up and over door to front, personal door to rear garden, power and light, mezzanine floor for additional storage.

Rear Garden

The rear garden is a feature of the property and enjoys both a sunny southerly aspect and a good degree of privacy, lovely covered patio area (20' x 7') ideal for al-fresco dining, leading to a generous lawned area of garden with raised planters, bordered by mature shrubs and trees, high quality timber garden store/workshop, outside tap and courtesy lighting.



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welcome to

83 Periton Lane, Minehead

- Spacious Three/Four Bedroom Chalet Detached
- Sitting Room With Woodburner - Re-Fitted Kitchen
- Re-Fitted bathroom & Shower Room
- Double Glazing - Modern Gas Combi Boiler
- Generous South Facing Gardens - Garage - Driveway

Tenure: Freehold EPC Rating: C

Council Tax Band: D

£400,000



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