



Holcombe Farm Holcombe Lane, Bridgwater TA7 9DB

welcome to

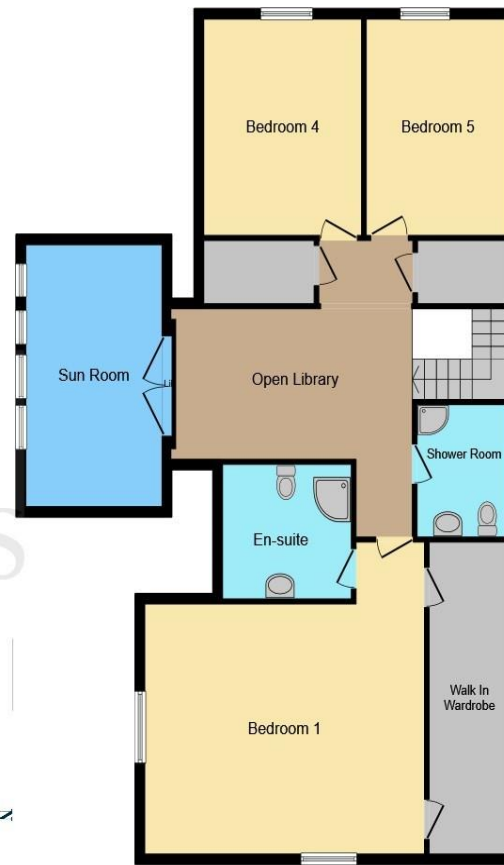
Holcombe Farm Holcombe Lane, Bridgwater

Fox & Sons are delighted to bring to the market this beautiful Eco Home benefitting from a high level of insulation creating warmth in the winter and cool air in the summer. Triple glazed doors & windows with stunning views across the land that comes with the property, the Somerset Levels and beyond





Ground Floor



First Floor



Total floor area 353.2 m² (3,802 sq.ft.) approx

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

Entrance Hall

Workshop

18' x 8' 10" (5.49m x 2.69m)

Inner Hallway

W.C.

Kitchen

13' 11" x 11' 10" (4.24m x 3.61m)

Lounge

19' 11" x 14' 10" (6.07m x 4.52m)

Sun Room

19' 11" x 14' 10" (6.07m x 4.52m)

Dining Area

16' 10" x 11' 7" (5.13m x 3.53m)

Utility Room

10' x 7' 2" (3.05m x 2.18m)

Bathroom

Bedroom 3

11' 6" x 10' (3.51m x 3.05m)

Storage Cupboard

Office 2/ Bedroom 2

13' 4" x 13' 2" (4.06m x 4.01m)

Study/ Bedroom 6

11' 10" x 9' 9" (3.61m x 2.97m)

First Floor Landing

welcome to

Holcombe Farm Holcombe Lane, Bridgwater

- Eco-Friendly Chalet Bungalow
- Flexible Accommodation - 4/6 Bedrooms
- Triple Glazed
- Stunning Panoramic Views
- Sun Room

Tenure: Freehold EPC Rating: C

£1,300,000



view this property online fox-and-sons.co.uk/Property/TAU107863

Please note the marker reflects the
postcode not the actual property



Property Ref:
TAU107863 - 0009

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.


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