

Russet Close, Wellington, TA21 9BJ



welcome to

Russet Close, Wellington

Fox & Son's Taunton are delighted to bring to the market this affordable, spacious, and well presented three-bedroom family home. Offered on the shared ownership scheme we anticipate a high level of interest on this property so call now to book your viewing!















Entrance Hall

Groundfloor Wc

Kitchen/Diner

16' 3" Max x 9' 9" Max (4.95m Max x 2.97m Max)

Lounge

16' 10" Max x 9' 6" Max (5.13m Max x 2.90m Max)

Landing

Bedroom 1

11' 4" Max x 10' Max (3.45m Max x 3.05m Max)

Bedroom 2

14' 6" Max x 7' 9" Max (4.42m Max x 2.36m Max)

Bedroom 3

10' 10" Max x 5' Max (3.30m Max x 1.52m Max)

Family Bathroom

Rear Garden

Parking

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- Shared Ownership 40%
- Three-bedrooms
- Council Tax Band: B
- Allocated Parking for Two Vehicles
- Secluded Rear Garden

Tenure: Leasehold EPC Rating: B

This is a Leasehold property with details as follows; Term of Lease 125 years from 24 May 2011. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

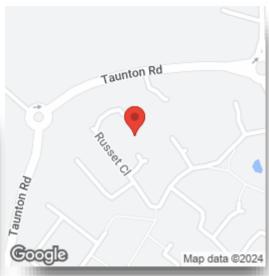
fixed price

£96,000









Please note the marker reflects the postcode not the actual property

view this property online fox-and-sons.co.uk/Property/TAU108241



Property Ref: TAU108241 - 0003 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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