



55 The Archers Way | Glastonbury | BA6 9JB

FREEHOLD

£190,000

PROPERTY SUMMARY



Located a stones throw from the town centre and all its amenities, is this well presented two bedroom terraced house. Comprising a kitchen, lounge/diner, downstairs WC, two bedrooms and a bathroom. Outside has an enclosed rear garden. An early viewing is highly recommended.

Entrance Hall

Stairs to first floor. Doors leading to kitchen, lounge/diner, and downstairs cloakroom.

Kitchen

8'10 x 6'3 (2.69m x 1.91m)

A range of wall, drawer and base units with work surface over. Integrated electric oven, gas hob and cooker hood over. Space and plumbing for washing machine. Stainless steel sink with drainer and mixer tap over. Tiling to splash prone areas. Space for fridge/freezer. Radiator. Double glazed window to front.

Downstairs Cloakroom

Low level WC. Wall mounted wash hand basin. Radiator. Extractor fan.

Lounge/Diner

12'0 x 12'10 (3.66m x 3.91m)

Radiator. Under stairs storage cupboard. Dining area. Double glazed door leading to rear garden. Double glazed window to rear.

Landing

Doors leading to bedroom one, two and bathroom.

Bedroom One

10'6 x 8'8 (3.20m x 2.64m)

Built in wardrobe. Radiator. Two double glazed window to front.

Bedroom Two

12'2 x 6'9 (3.71m x 2.06m)

Radiator. Double glazed window to rear. Loft access.



Terraced House

Kitchen

Lounge/Diner

Downstairs WC

Two Bedrooms

Bathroom

Enclosed Rear Garden

Rear Garden

Central Location



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PROPERTY
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Bathroom

Three piece white suite low level WC, wash hand basin and panelled bath with shower over. Tiling to splash prone areas. Radiator. Spotlights. UPVC double glazed obscure window to rear.

Rear Of Property

Garden laid to shingle enclosed with wooden fencing and wall. A boarder with selection of plants and shrubs. Patio area.

Glastonbury Ammenities

The historic market town of Glastonbury boasts a variety of unique local shops in the High Street, with its very own 8th century Abbey and 14th century Tor. Glastonbury provides the usual small town facilities including a selection of schools, catering for infants through to secondary education, churches, supermarkets, a library, two doctors' surgeries and a local hospital. Street, just 2 miles away is a thriving mid Somerset town famous as the home of Millfield School, Clarks Shoes and more recently Clarks Village shopping centre complementing the High Street shopping facilities. The Cathedral City of Wells is 6 miles whilst the nearest M5 motorway interchange at Dunball (Junction 23) some 15 miles distance. Bristol, Bath, Taunton and Yeovil are all within commuting distance. At Castle Cary mainline trains run to London Paddington

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GROUND FLOOR

1ST FLOOR



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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			91
(81-91) B			
(69-80) C		71	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	



