



19 John Cole Close



Wellington Town Centre: ½ mile M5
Junction 26: 1½ miles Taunton: 6½ miles

A modern light and airy two bedroom family home on popular town edge development.

- Modern End Of Terrace Property
- Two Double Bedrooms
- Two Bathrooms
- Light, Generous Sitting Room
- Kitchen/Dining Room
- Enclosed Rear Garden;
- 2 Parking Spaces
- Freehold
- Council Tax: B

Guide Price £240,000

SITUATION

This beautifully appointed, Bloor built two bedroom home is situated in this popular development, located within approximately half a mile of the town centre where an excellent range of shopping, recreational and educational facilities can be found. The M5 motorway is readily accessible within 1½ miles of the property and the County town of Taunton within 6.5 miles where an even greater selection of facilities can be found together with a main line rail link to London Paddington.

DESCRIPTION

This is a beautifully presented two bedroom home, approx 5 years old. It is situated on the edge of this popular development on the fringes of Wellington but a level walk into the town and its amenities, bus routes and good road links. In brief the property comprises entrance hallway, sitting room, kitchen/dining room, utility area, WC, two double bedrooms (one of which en-suite), family bathroom, two private parking spaces and enclosed rear garden. A viewing is highly recommended.

ACCOMMODATION

A storm porch and front door into welcoming hallway, with space for boots and coats, stairs raising to first floor and door into the living room. This is a generously sized room, light and bright with neutrally decorated walls and wood effect flooring running throughout the ground floor. There is a large understairs cupboard. Window to the front aspect and an opening leading naturally into the kitchen/dining room. with French doors directly into the garden, there are white gloss units along two sides, topped with brushed concrete effect workface, contrasting tiles of soft greys, duck egg blue and white and a modern black 1½ bowl composite sink and drainer. There is an integrated oven, electric hob and hood and space for a dishwasher and fridge-freezer. There is ample space for dining and an opening to a handy utility area with space and plumbing for a washing machine. Further door to WC with wash hand basin.

Neutrally carpeted stairs lead to the first floor and an attractive landing leading to all rooms.

To the front is a bright and welcoming double bedroom with two windows and the over stair cupboard providing good storage. To the rear is another double bedroom of similar proportions but also offering an ensuite shower room, each with windows overlooking the garden. Shower cubicle, wash hand basin and WC. The family bathroom has a modern white suite with contrasting blue feature wall, wash hand basin, WC, window to side and bath tub with hand held shower mixer.

OUTSIDE

The rear garden is level and mainly laid to lawn with a patio area for dining and stone path to a further decked area, perfect for the evening sunshine and encased in an attractive pergola. The garden is nicely enclosed providing a safe space for children or pets, with a gated side path leading around to the front of the property.

To the front are two private parking spaces and to the end of the road, beautiful countryside and nature reserve walks right on the doorstep.

SERVICES

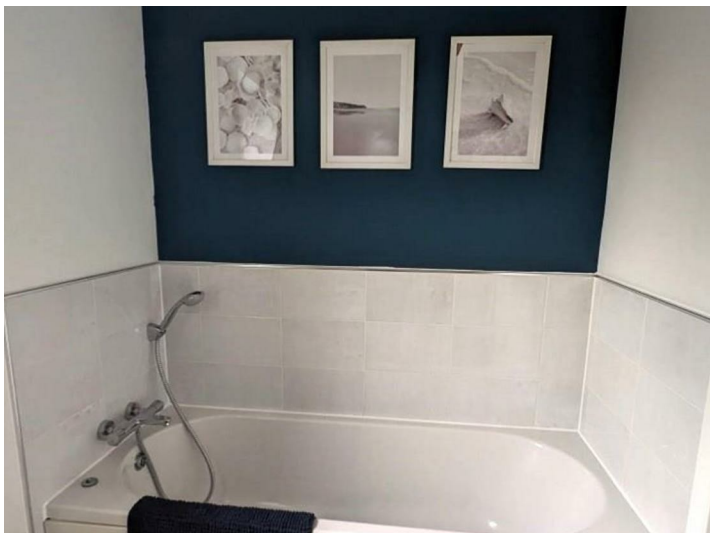
Mains electricity, gas, water and drainage.

VIEWINGS

Strictly by appointment with Stags Wellington

DIRECTIONS

From our town centre office proceed in the Taunton direction passing through the traffic lights and continuing for approximately ½ a mile until you reach the roundabout. Take the first turning into Lillebonne, taking the second right into Maurice Jennings Drive. Continue a short distance turning right into John Cole Close continue taking the first left where the property will be found on the right hand side.



Approximate Gross Internal Area = 64.1 sq m / 690 sq ft

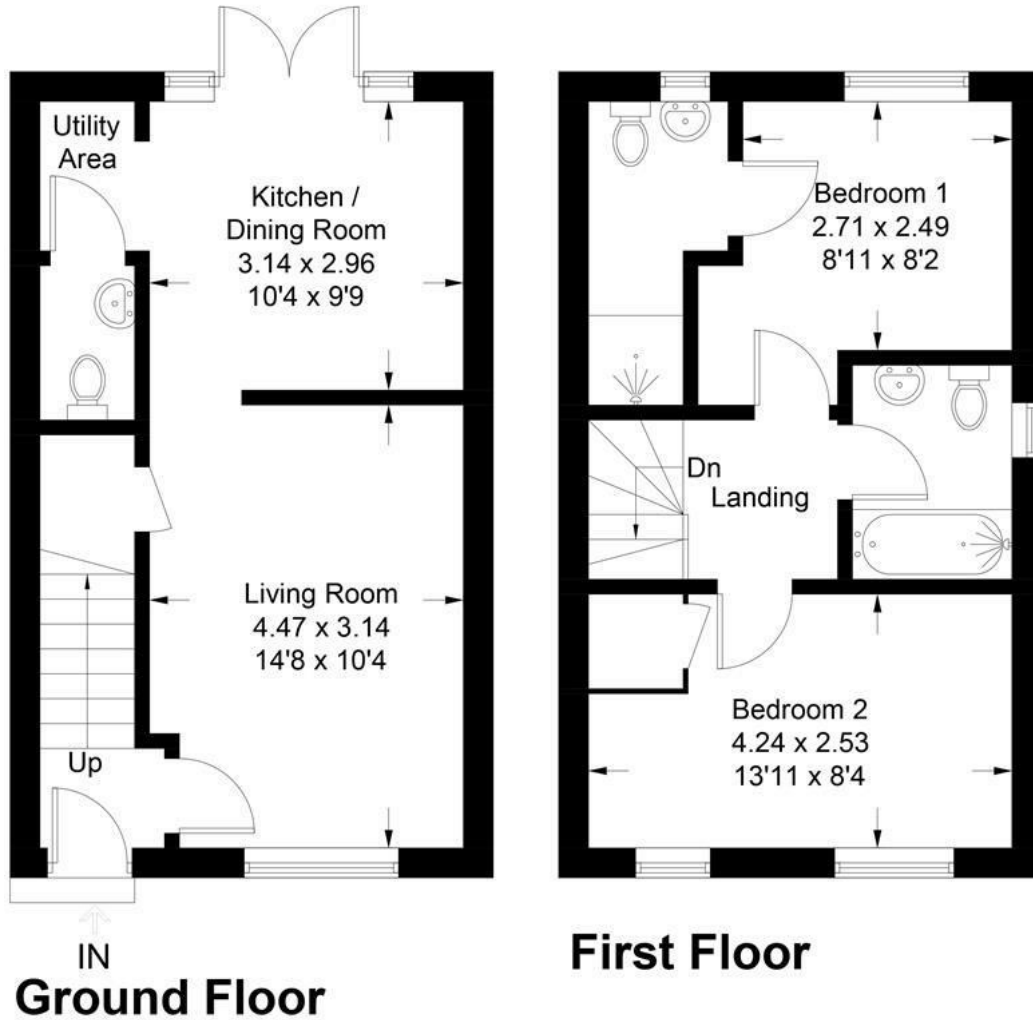
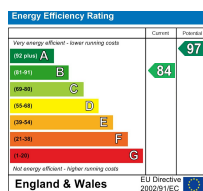


Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID1018688)

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