



18 Wardleworth Way





Taunton - 6½ Miles, Wellington - ½ Mile, M5 (J26) - 1½ Miles.

# A one bedroom ground floor apartment.

- Ground Floor Apartment
- One Bedroom & Bathroom
- Sitting Room
- Kitchen
- Electric Heating
- Garden
- Parking spaces to rear of property
- Cash Buyers Only
- Leasehold
- Council Tax Band A

# Offers In Excess Of £70,000



#### SITUATION

Located within approximately 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 6½ miles where an even greater selection of facilities can be found together with a main line rail link to London Paddington.

## **DESCRIPTION**

A ground floor apartment comprising one bedroom, sitting room, kitchen and bathroom. The property includes UPVC double glazed windows and electric heating. Externally, there are two allocated parking spaces and a front garden. Suitable for investment or first-time purchase.

#### **ACCOMODATION**

Front door leads to sitting room, with window to front. Leading on is the kitchen which compromises of a stainless steel sink unit with cupboards underneath, space for oven. Bedroom with window to rear and bathroom that comprises a wash basin, WC and bathtub.

### OUTSIDE

Front garden and pathway which leads to front door. Area of lawn, flower border, storage. The property has two allocated parking spaces.

### **SERVICES**

Mains Electric, Water & Drainage. Electric wall heaters. This property has the benefit of superfast broadband(Ofcom). Mobile coverage available inside & outside with EE, O2, and Vodafone. Three is available outdoor only. (Ofcom).

#### **VIEWINGS**

Strictly by appointment with the vendor's selling agents, Stags, Wellington Office.

#### **DIRECTIONS**

From the Stags office in Wellington, head South-East towards the B3187, turn right onto North Street, continue along and turn right into Wardleworth Way where the property will be found on the right hand side.

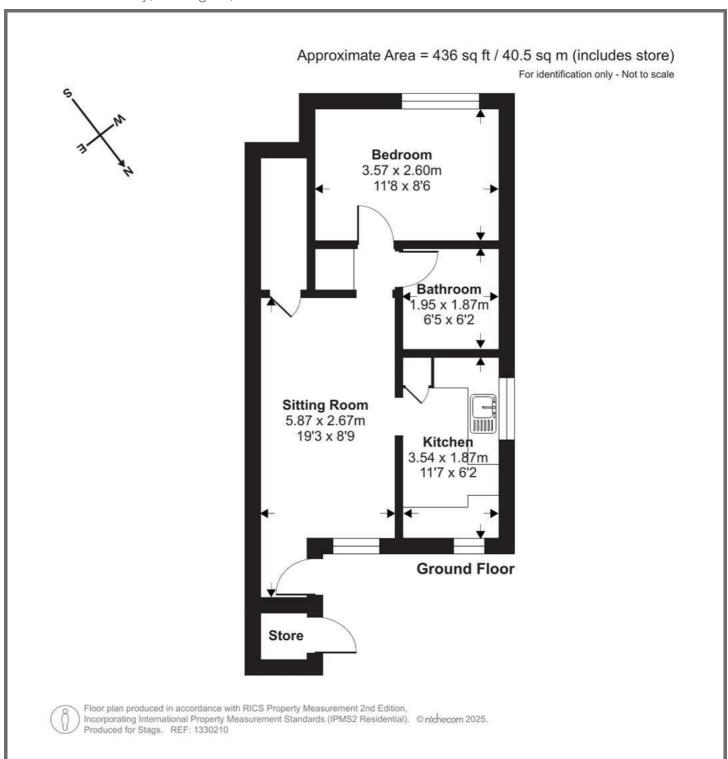






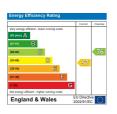






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