



Rachel J Homes

Estate Agents

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BYRON ROAD, LOCKING VILLAGE, WESTON SUPER MARE, BS24 8AQ



- Locking Village Location
- Two/Three Bedrooms
- Kitchen/Breakfast Room
- Off Road Parking For Several Vehicles
- Versatile Accommodation
- One/Two Reception Rooms
- Low Maintenance Rear Garden

• EPC C

£275,000

Rachel J Homes is delighted to market this Deceptively Spacious House ideally situated in the popular village of Locking which offers lovely Primary School, local shops, amenities, and bus routes. If you are looking for somewhere that can offer you versatile accommodation and one that you can put your own stamp on make sure this is on your list to view. The accommodation briefly comprises of Entrance Porch, Lounge, Kitchen/Diner, Utility, Downstairs Shower Room, Garden Room, Bedroom Three/Dining Room, Two Further Double Bedrooms, Bathroom, Low Maintenance Rear Garden, Garage and Parking for Several Vehicles. Added benefits of this lovely home include double glazing, gas central heating and solar panels. Accompanied viewings - CALL NOW to book yours!!

Entrance Porch

UPVC Double glazed entrance door, wall mounted electric heater, doors off, stairs to first floor.

Lounge 14' 3" by 12' 1" (4m 34cm by 3m 68cm)

UPVC Double glazed window to front, radiator, living flame gas fire set in feature surround, T.V. point, door to:

Kitchen 13' 9" by 9' 11" (4m 19cm by 3m 2cm)

UPVC Double glazed window to rear, range of wall and base units with worksurface over and tiled splashback, space for washing machine, slim-line dishwasher and under counter fridge, electric hob with extractor over and electric oven under, sink and drainer with mixer tap over, door to;

Utility

Space for fridge freezer, door to garden, door to;

Downstairs Shower Room

Shower cubicle with electric shower, low level W/C and wash hand basin set into vanity unit, fully tiled walls and floor.

Garden Room 16' by 9' 8" (4m 88cm by 2m 95cm)

Wooden construction, UPVC Double glazed French doors and window to rear, light and power, T.V. point.

Bedroom Three/ Dining Room 10' 4" by 9' 5" (3m 15cm by 2m 87cm)

UPVC Double glazed window to front, radiator, T.V. point.

Stairs to First Floor Landing

UPVC Double glazed window to rear, doors off.

Bedroom One 16' by 12' 1" (4m 88cm by 3m 68cm)

UPVC Double glazed window to front, radiator, built in wardrobes, chest of drawers and bedside units, T.V. point.



Bedroom Two 12' 9" by 9' 9" (3m 89cm by 2m 97cm)

UPVC Double glazed window to front, T.V point, storage cupboard housing boiler.

Bathroom

UPVC Double glazed window to rear, panel bath, low level W/C and wash hand basin set into vanity unit, heated towel rail, fully tiled walls.

Rear Garden

Enclosed by fencing, laid to Astro turf with patio area, outside tap, gate to storage area with gate leading to extra parking and garage.

Front

Laid to decorative chippings with parking for several vehicles.

Agents Note

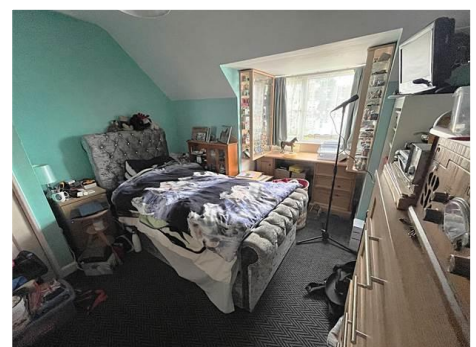
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Additional Information

Freehold Property

Council Tax Band B - Approx. £1605.61 per annum







Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C	70 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Byron Road, Locking, Weston-super-Mare
Approximate Gross Internal Area
110 Sq M / 1184 Sq Ft



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.