



# Rachel J Homes

Estate Agents

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## OSPREY GARDENS, WORLE, WESTON SUPER MARE, BS22 6YN



- Looking for a Project?
- Lounge/Diner
- Double Glazed & GCH
- No Chain
- Two Bedroom Semi Detached Bungalow
- Kitchen
- Garage & Off Road Parking
- EPC D

### £225,000

Rachel J Homes is pleased to market this Semi Detached Bungalow, ideally situated in South Worle, on the level and close to shops, amenities and transport links. If you are looking for a project and happy to take on a complete refurbishment then make sure this is on your list to view. The accommodation briefly comprises of Entrance Hall, Lounge/Diner, Kitchen, Two Bedrooms, Bathroom, Front and Rear Gardens, Garage and Driveway. Added benefits of this property that is full of potential is gas central heating, double glazing plus there is no onward chain. Accompanied viewings - CALL NOW to book yours!!



### Entrance Hall

UPVC Double glazed entrance door and side panel, radiator, storage cupboard housing meters and consumer unit, loft hatch, storage cupboard housing water tank, doors off.

### Lounge/Diner 17' 10" by 10' (5m 44cm by 3m 5cm)

Double glazed patio doors to rear, gas fire set into stone surround, serving hatch to kitchen, radiator.



### Kitchen 12' 11" by 8' 10" (3m 94cm by 2m 69cm)

UPVC Double glazed door and window to rear garden, range of wall and base units with work surface over and tiled splash back, space for free standing cooker, fridge freezer and washing machine, stainless steel sink and drainer, wall mounted boiler, radiator.



### Bedroom One 11' 10" by 11' 8" (3m 61cm by 3m 56cm)

Double glazed window to front, built in wardrobes, radiator.

### Bedroom Two 8' 9" by 8' 8" (2m 67cm by 2m 64cm)

Double glazed window to front, radiator.

### Bathroom

UPVC Double glazed window to side, panel bath, low level W/C, pedestal wash hand basin, fully tiled walls, radiator.



### Front Garden

Laid to lawn with mature shrubs.

### Rear Garden

Enclosed by fence and wall with patio area, personal door to garage.

### Garage and Driveway

Up and over door, parking to the front for at least two cars.





## Material nformation

Freehold Property

Council Tax Band C £1946.55 2024 / 2025

Mains - Electric, Gas, Water and Sewerage

Broadband TBC

## Agents Note

All measurements are approximate and cannot be relied upon. All items in photos are not included unless specifically stated. Rachel J Homes have not tested any equipment or services & cannot verify the working order. Any references to the tenure of a Property and/or to any service or other charges are based on information supplied by the Seller and has not been verified. Checking the availability and booking an appointment with Rachel J Homes is advised prior to travelling to see any property.

The Floorplan &/or EPC Rating are provided on behalf of the seller of the property by a third party and delivered to Rachel J Homes to use as a guide only and cannot be relied upon. Rachel J Homes assumes no liability or offers no warranty as to the accuracy or validity of the information and provides them for general guidance purposes only.





**Ground Floor**

