



5 Robin Close, Worle, W-S-M, BS22 8RP

£280,000

- End of Terrace Bungalow
- One / Two Reception Rooms
- Wet Room
- Garage and Driveway
- Two / Three Bedrooms
- Kitchen
- Very Large Garden
- No Chain

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Rachel J Homes is delighted to market this end terrace bungalow in the popular area of South Worle which is on the level, close to shops, transport links and amenities. Are you a keen gardener who is looking for a large garden? If so, please make sure this is on your list to view! The versatile accommodation briefly comprises of Entrance Hall, Lounge, Kitchen, Sitting Room/Diner, Conservatory, Wet Room, Front and Very Large Rear Garden, Garage and Parking. Added benefits of this lovely home include double glazing and gas central heating and No Chain. Accompanied viewings - CALL NOW to book yours!



2



1



2



EPC

D

Freehold

Council Tax Band: B



Entrance Porch

UPVC double glazed window and door to inner porch, wall mounted cupboard containing consumer units, UPVC double glazed door to;

Inner Hallway

Coved ceiling, loft hatch, storage cupboard containing boiler and shelves, wooden flooring radiator, doors off,

Lounge

4.47 x 3.48 (14'7" x 11'5")

Floor to ceiling UPVC double glazed window to rear, coved ceiling, wall mounted air conditioner unit, tv point, telephone point. radiator,

Kitchen

2.64 x 2.54 (8'7" x 8'3")

UPVC double glazed window to front, range of base and wall units with work surface over, one and half bowl stainless sink and drainer with mixer tap over, space for freestanding oven, fridge freezer and washing machine.

Sitting Room

5.02 x 2.87 (16'5" x 9'4")

UPVC double glazed dual aspect windows to side and front, T.V point, radiator, UPVC double glazed door to;

Conservatory

4.72 x 2.87 (15'5" x 9'4")

UPVC double glazed and brick construction, wall mounted air conditioner unit, tiled floor, phone point, French doors to garden.

Bedroom 1

3.48x 2.97 (11'5"x 9'8")

UPVC double glazed window to rear, built in double wardrobe, radiator.

Bedroom 2

3.45 x 2.08 (11'3" x 6'9")

UPVC double glazed window to rear, storage cupboard, radiator.

Wet Room

1.96 x 1.80 (6'5" x 5'10")

UPVC double glazed window to front, pedestal wash hand basin, low level W/C, heated towel rail, electric shower.

Rear Garden

Large rear garden which is enclosed by mature

hedging, laid to lawn with mature shrubs and trees, shed.

Garage

Electric roller door, light and power, personal door to garden.

Front

Laid mainly to lawn with patio area, mature shrubs and trees, greenhouse.

Additional Information

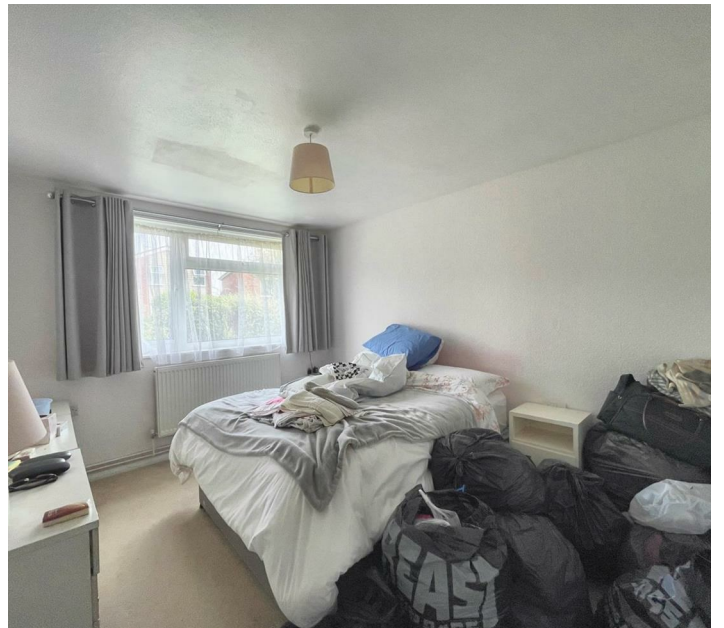
Planning Permission Approved April 2025 and valid for 3 years.

Description: Proposed demolition of existing side extension and erection of a larger replacement singles storey side extension.

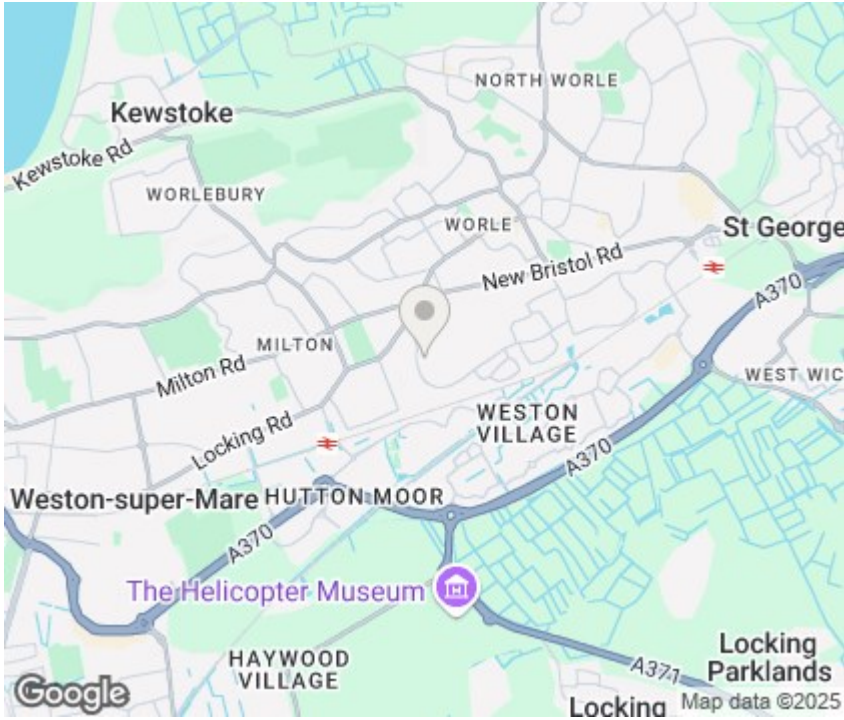
Fenestration alterations to the

South Elevation and erection of a gated fence to the South of the site.

North Somerset District Council in pursuance of powers under the above mentioned Act hereby GRANTS PERMISSION for the above development in accordance with the plans and particulars received and subject to the following condition(s):-







Viewings

Viewings by arrangement only. Call 01934 621299 to make an appointment.

EPC Rating:

D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		79
(69-80) C		
(55-68) D	59	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Approx. Gross Area 907 Sq.Ft - 84.3 Sq.M



For illustrative purposes only. Not to scale. ID323917

Whilst every attempt has been made to ensure accuracy of the floor plan all measurements are approximate and no responsibility is taken for any error, omission or measurement.
Floor Plan Produced by EPC Provision.com