



89 West Street, Bridgwater,
Somerset, TA6 3RW

Brightestmove

Brightest move

£129,950



Brightestmove are delighted to offer for sale this spacious split level maisonette which is situated set back from West Street and within walking distance of the range of amenities in the town centre.

This three bedroom is accessed via a communal door, stairs and balcony and own front door. The double glazed and centrally heated accommodation briefly comprises, lounge diner, kitchen breakfast room and cloakroom/ WC to the ground floor with three bedrooms and bathroom upstairs.

Externally there is communal parking and a lockable storage area.

The property is currently let out at £1000 pcm and can be sold with tenants in situ if required which would equate to a gross yield of approximately 9%



Bridgwater is an emerging town situated in the heart of the borough of Sedgemoor and within 11 miles of Taunton and 38 miles of Bristol. The town which is famed for its annual carnival is a thriving place with many new jobs being created in recent years.

For more information or an appointment to view please contact the vendors sole agents

SERVICES: Mains electricity, gas, water and drainage HEATING: Gas central heating system

TENURE: Leasehold 91 years remaining COUNCIL TAX BAND: A

SERVICE CHARGE Approximately £1326.88 per annum with £10 per annum ground rent.



Lounge/Diner 17' 06" x 10' 09" (5.33m x 3.2

Kitchen / Breakfast room 12' 09" x 9' 08" (3.89m x 2.95m)

Bedroom One 13' 09" x 10' 06" (4.19m x 3.2m)

Bedroom Two 12' 08" x 9' 06" (3.86m x 2.9m)

Bedroom Three 9' 04" x 7' 04" (2.84m x 2.24m)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	71 C	71 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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