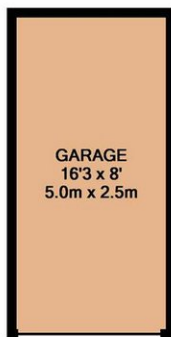
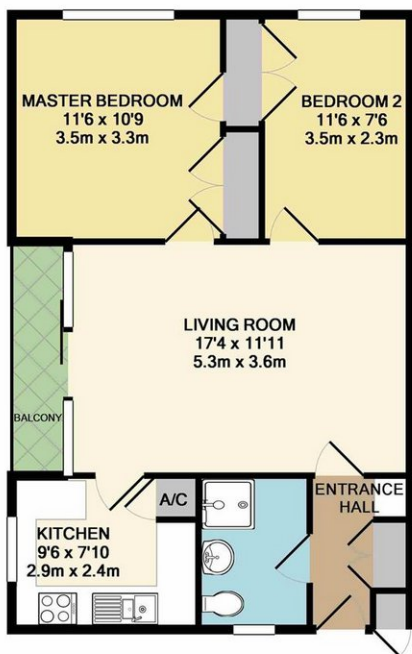


12 Minster Court Taunton TA1 4LW

£185,000







TOTAL APPROX. FLOOR AREA 729 SQ.FT. (67.8 SQ.M.)  
 Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given  
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## Features

- Entrance Hall
- Living Room with door to South facing Balcony
- Fitted Kitchen
- Master Bedroom with fitted wardrobe
- Bedroom 2 with fitted wardrobe
- Shower Room
- Communal gardens
- Separate garage and parking
- Double glazing
- Share of Freehold
- Lease term 999 years from 01/1971
- Current ground rent and service charge £880 pa
- Council tax band B
- What3words: [///lunch.limbs.couches](https://www.what3words.com/#!/lunch.limbs.couches)

A well presented 2 bedroomed top floor apartment in this convenient location within 1.4 miles of the centre of Taunton with South facing balcony, communal gardens and separate garage. No onward chain.



Viewing strictly through the selling agents:

**Robert Cooney**

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**robert  
cooney**

**For clarification, we wish to inform prospective purchasers that:** these particulars are set out as a general outline only for the guidance of intended purchasers, and do not constitute, nor constitute part of, an offer or contract; all descriptions, dimensions, references to condition and necessary permission for use and occupation, and other details, are given without responsibility and any intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them; no person in the employment of Robert Cooney has any authority to make or give any representation or warranty whatever in relation to this property; we have not carried out a detailed survey nor tested the services, appliances and specific fittings.