



3 Cutliff Close Taunton TA1 4XA

£365,000

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Conveniently located in a quiet cul-de-sac overlooking the green and within Castle School catchment is this immaculately presented, refurbished semi-detached house with 4 bedrooms, enclosed garden to rear with garden office and driveway parking.





## Features

- Entrance Hall
- Living Room
- Dining Room
- Fitted Kitchen / Breakfast Room with Stoves oven and door to garden
- Bedroom 4
- Shower Room
- Master Bedroom with fitted wardrobe
- 2 further Bedrooms, Bedroom 2 with fitted wardrobe
- Family Bathroom
- Separate WC
- Enclosed garden to rear with Garden Office
- Driveway parking
- Gas central heating
- Double glazing
- Council tax band C
- what3words: ///clues.level.quiz
- NB: Sauna not included





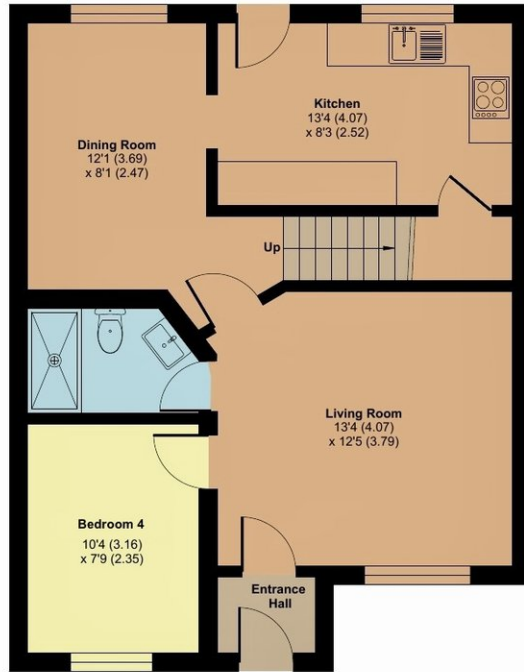
## 3 Cutliff Close, Taunton, TA1 4XA

Approximate Area = 1131 sq ft / 105 sq m

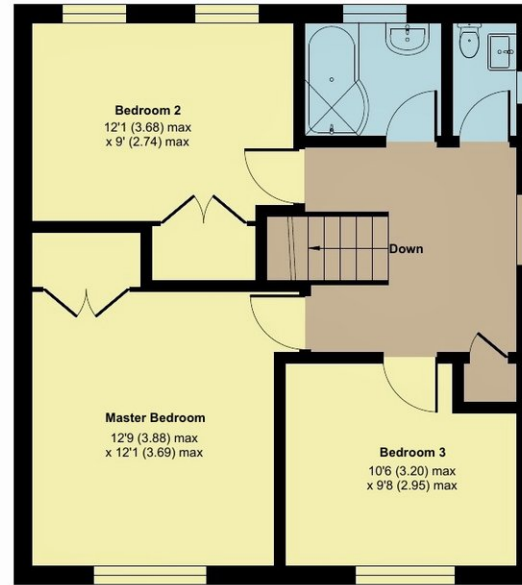
Outbuilding = 129 sq ft / 11.9 sq m

Total = 1260 sq ft / 116.9 sq m

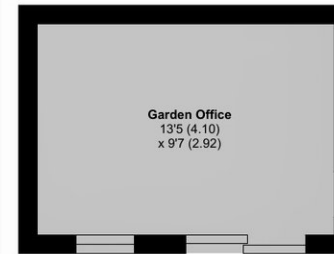
For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR



OUTBUILDING



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Robert Cooney. REF: 1369880



Viewing strictly through the selling agents:

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