

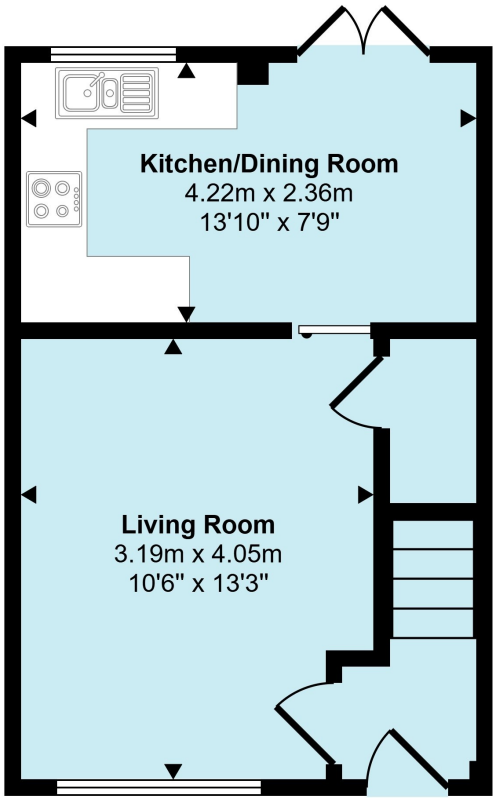


Ringwood Road
Bridgwater, TA6
£225,000 Freehold

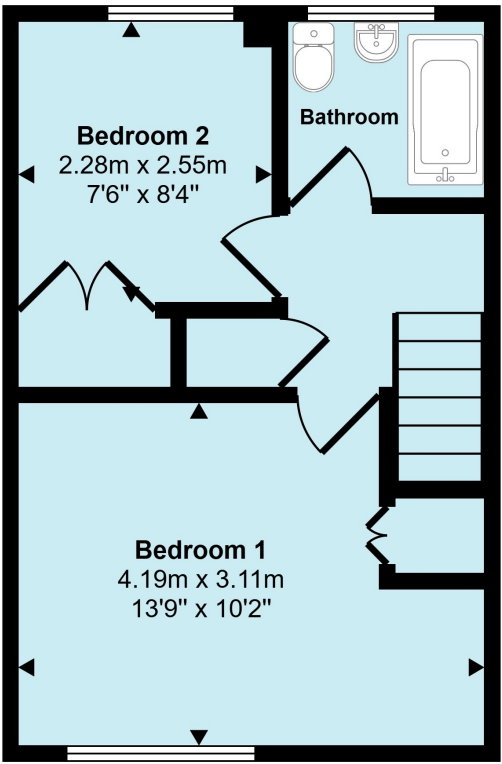
			
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**Wilkie May
& Tuckwood**

Floor Plan



Ground Floor



First Floor

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Description

This beautifully presented two bedroom end of terrace house has been thoroughly modernised and upgraded with a brand new kitchen, appliances and dining room. The property is served by gas fired central heating with a new boiler fitted within the last 18 months.

The property benefits from a larger than average private garden to the rear and a garage, accessed from the rear garden.

There is potential for a driveway to the side and also potential to extend the property subject to the necessary planning approval.

There is no onward chain with this property.

- Superbly presented throughout
- Thoroughly modernised
- Brand new kitchen and dining room
- Living room with front aspect
- Two bedrooms
- Bathroom
- Larger than average rear garden
- Garage
- No onward chain

THE PROPERTY:

The accommodation comprises a door to the entrance hall with stairs to the first floor landing. The living room has wooden effect flooring and understairs' storage cupboard and to the rear of the residence is a kitchen/dining room fitted with a beautiful range of high and low level kitchen units with a built-in oven, hob and an extractor fan and recesses for domestic appliances. The kitchen units are soft close with an oak effect interior. There are double glazed French doors accessing the private gardens and a useful understairs' storage cupboard.

To the first floor of the house are two good size bedrooms with recess to the principal bedroom which is of a particularly good size and further storage cupboard and a built-in wardrobe to bedroom two along with a cupboard that houses the gas boiler powering the domestic hot water and the central heating system which is 18 months' old.

The bathroom suite has a bath, tiled surround, an electric shower, WC and wash hand basin.

Outside – The house is situated on a corner plot. The front garden is laid to lawn to the side and a rear garden is laid to lawn which is fully enclosed and private. There is a decking area and a garage which has a new garage door.

LOCATION:

Situated on the southern fringe of the market town centre of Bridgwater, allowing easy access to Junction 24 of the M5 motorway without passing through the town itself. On the development are local shops for day to day needs, with North Petherton approximately 1 mile away offering an infant and junior school, GP, pharmacy, library and restaurants. Bridgwater town centre approximately 1.5 miles away and offers a full range of amenities including retail, leisure and educational facilities. Main line links are available at Bridgwater Railway Station. There are regular bus services to Taunton, Weston-super-Mare and Burnham-on-Sea together with a daily coach service to London Hammersmith from Bridgwater bus station.



WM&T

GENERAL REMARKS AND STIPULATION

Tenure: The property is offered for sale Freehold by private treaty.

Construction: Traditional construction, brick cavity.

Services: Mains water, mains electricity, mains drainage, gas fired central heating.

Local Authority: Somerset Council, County Hall, Taunton, Somerset, TA1 4DY

Council Tax Band: A

Broadband Coverage: We understand that there is ultrafast mobile coverage. The maximum available broadband speeds are: 10000Mbps download and 10000Mbps upload. We recommend you check coverage on [Mobile and Broadband checker - Ofcom](#)

Mobile Phone Coverage: Voice likely and data limited with O2. Voice and data both limited with EE, Three and Vodafone.

Flood Risk: Rivers and sea: Very low risk **Surface water:** Very low risk **Reservoirs:** Unlikely **Groundwater:** Unlikely

We recommend you check the risks on [Check the long term flood risk for an area in England - GOV.UK \(www.gov.uk\)](#)

Planning: Local planning information is available on [Planning Online \(somerset.gov.uk\)](#)



IMPORTANT NOTICE Wilkie May & Tuckwood for themselves and for the vendors of the property, whose agents they are, give notice that: 1. the particulars are intended to give a fair and substantially correct overall description for the guidance of intending purchaser and do not constitute part of an offer or contract. Prospective purchasers and lessees ought to seek their own professional advice. 2. All descriptions, dimensions, areas, reference to condition and necessary permissions for use and occupation and other details are given in good faith, and are believed to be correct, but any intending purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them. 3. No person in the employment of Wilkie May & Tuckwood has any authority to make or give any representations or warranty whatever in relation to this property on behalf of Wilkie May & Tuckwood, nor enter into any contract on behalf of the vendor. 4. No responsibility can be accepted for any expenses incurred by intending purchasers in inspecting properties which have been sold, let or withdrawn. Photographs taken and details prepared in June 2025.

MEASUREMENTS AND OTHER INFORMATION All measurements are approximate. While we endeavour to make our sales particular accurate and reliable, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information with you.

Code of Practice for Residential Estate Agents: Effective from 1 August 2011:

8. Financial Evaluation: 8a At the time that an offer has been made and is being considered by the seller, you must take reasonable steps to find out from the prospective buyer the source and availability of his funds for buying the property and pass this information to the seller. Such information will include whether the prospective buyer needs to sell a property, requires a mortgage, claims to be a cash buyer or any combination of these. Such relevant information that is available should be included in the Memorandum of Sale having regard to the provisions of the Data Protection Act. 8b These reasonable steps must continue after acceptance of the offer until exchange of contracts (in Scotland, conclusion of missives) and must include regular monitoring of the prospective buyer's progress in achieving the funds required, and reporting such progress to the seller.

The agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for their purpose. A Buyer is advised to obtain verification from their solicitor or surveyor. References to the Tenure of the Property are based on information supplied by the Seller. The agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor.

We routinely refer potential sellers and purchasers to a selection of recommended local solicitors. It is their decision whether to use those services. In making that decision, it should be known that we may receive a payment benefit of not more than £150 plus VAT per transaction.

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