



Shepherds Close

Wembdon, Bridgwater, TA6

£375,000 Freehold

3

2

1

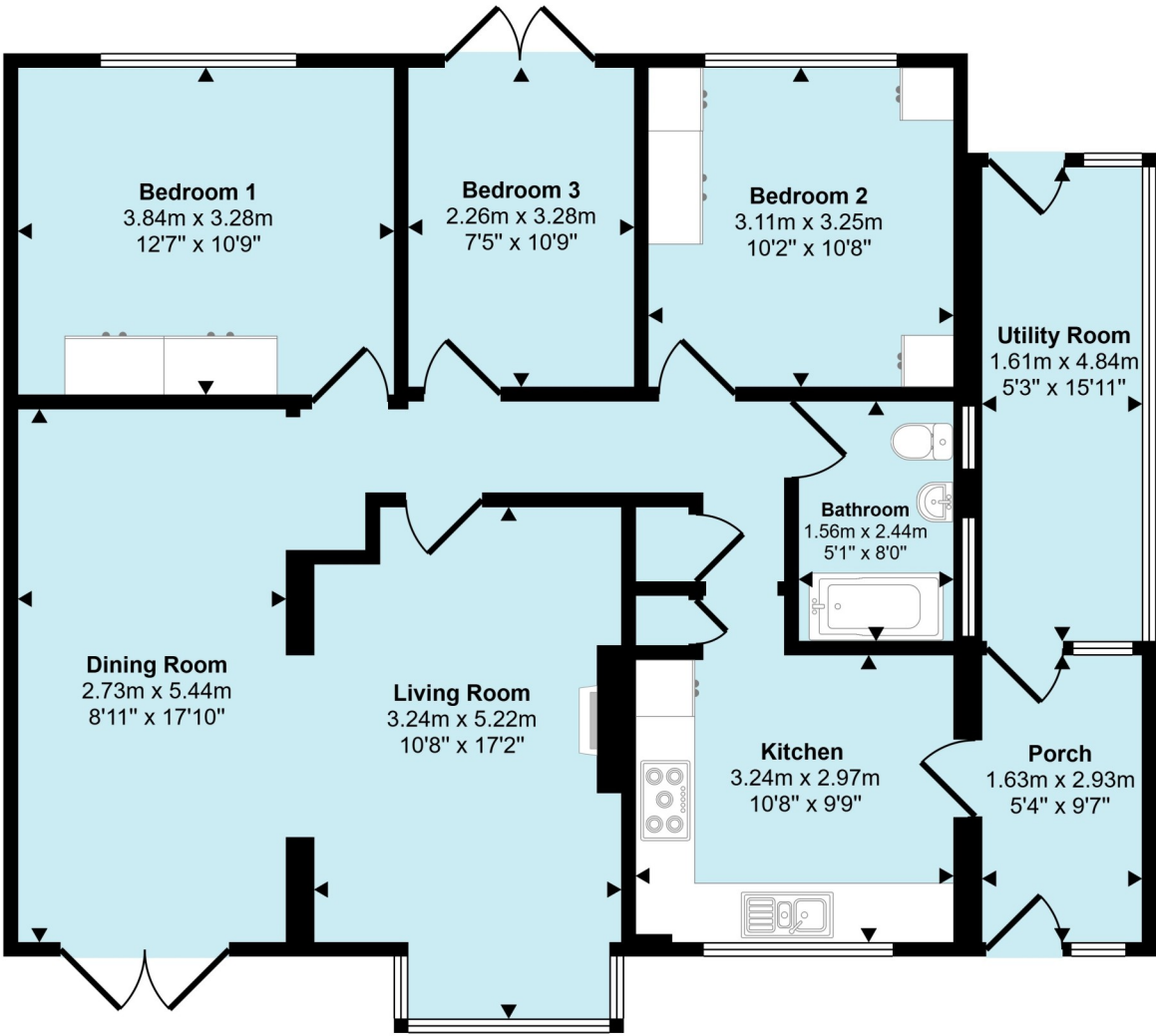
C

EPC

Wilkie May

& Tuckwood

Floor Plan



Floorplan

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 attractive three bedroom detached extended bungalow is served by gas fired central heating and is fully double glazed, offering off-road parking and a garage with additional gravelled parking to the front for two further vehicles.

The property offers extensive gardens with views over the rooftops of Wembdon with the cricket pitch in the distance.

- Sought after residential area
- Three bedroom detached bungalow
- Over 17' living room with front aspect
- Dining room over 17' with front aspect
- Kitchen and separate utility room
- Wardrobes to two bedrooms
- Bedroom three has French doors
- Upgraded bathroom
- Front, side and rear gardens
- Elevated views
- Detached garage
- Off-road parking

## THE PROPERTY:

The property is a beautifully presented three bedroom detached bungalow with two reception rooms, a garage and off-road parking for many vehicles, along with spacious gardens enjoying views over the rooftops of Wembdon.

The accommodation comprises a door to a covered porch area with a polycarbonate roof with a rear utility which has plumbing for a washing machine and a door to the rear garden. The kitchen has a front aspect window with far reaching views, a range of high and low level units and a built-in oven. There is an inner hallway and a living room with a gas wood burner set within a fireplace surround, coving to the ceiling and far reaching views. The adjoining dining room has French doors opening to a paved patio with a verandah area.

There are three good size bedrooms – with wardrobes to bedrooms one and two - with French doors from bedroom three opening onto the rear garden. The upgraded bathroom has a bath, shower over, WC, vanity basin, two windows and heated towel rail.

Outside – To the front is a gravelled parking area along with a driveway offering parking for many vehicles leading to the detached garage. A path approaches the bungalow with gardens to the front and side access to the back garden which is tiers and offers a gravelled area, separate lawned area and far reaching views over the rooftops of Bridgwater and Wembdon with the cricket pitch in the distance and the Quantock Hills. On an elevated section is a decking area and a summerhouse.

LOCATION: The property is situated in the heart of the village of Wembdon, in a cul-de-sac location. There is a village church, public house and junior school with good access to the town centre of Bridgwater. Bridgwater offers a wide variety of shops, a cinema, library and various restaurants. The M5 motorway is accessed by junctions 23 and 24.



## GENERAL REMARKS AND STIPULATION

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

**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:** D

**Broadband Coverage:** We understand that there is ultrafast mobile coverage. The maximum available broadband speeds are: 1800Mbps download and 220Mbps 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 \(somerset.gov.uk\)](#)

WM&T



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 March 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.

**Tel: 01278 425195**

34 St Mary Street, Bridgwater, TA6 3LY