



12 HOLLY CLOSE, WESTON-SUPER-MARE

ASKING PRICE OF £239,950

COOKE & CO
your local property expert

PROPERTY FEATURES

- THREE BEDROOM
- TERRACED HOUSE
- LOUNGE/DINER
- KITCHEN
- SINGLE GARAGE
- OFF ROAD PARKING
- FRONT AND REAR GARDEN
- COUNCIL TAX BAND B

12 HOLLY CLOSE, WESTON-SUPER-



ENTRANCE HALL

Double glazed door and full length window, laminate flooring, radiator, stairs to first floor. Under stair storage cupboard and cupboard housing boiler

LOUNGE/DINER

25' 3" x 11' 9" (7.7m x 3.6m) Double glazed windows to front, laminate flooring, double glazed doors to rear garden. Hatchway into kitchen

KITCHEN

8' 8" x 8' 4" (2.64m x 2.54m) Double glazed door & window leading to rear garden. Partly tiled, single sink drainer, wall & base units, space for washing machine and fridge freezer. Electric hob & electric oven, extractor fan, tiled flooring

BEDROOM 1

13' 1" x 10' 1" (3.99m x 3.07m) Double glazed window to front, wall radiator, laid to carpet

BEDROOM 2

10' 6" x 10' 1" (3.2m x 3.07m) Double glazed window to the rear, wall radiator

BEDROOM THREE

8' 8" x 9' 2" (2.64m x 2.79m) Double glazed window to front, wall radiator

BATHROOM

8' 4" x 5' 4" (2.54m x 1.63m) Double glazed window to the rear, wall radiator, white suite, bath with overhead shower, sink in unit, W.C, part tiled and lino flooring

LANDING

Airing cupboard, and loft access

GARAGE

Single up and over door

12 HOLLY CLOSE, WESTON-SUPER-MARE, BS22 6RS



Council Tax:
Band B
**Local Authority: North Somerset
Council**



Score	Energy rating	Current	Potential
92+	A		
81-91	B		88 B
69-80	C	72 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate, and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

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