



15 CHARLOCK ROAD, LOCKING CASTLE

ASKING PRICE OF £220,000

COOKE & CO
your local property expert

PROPERTY FEATURES

- TERRACED HOUSE
- TWO BEDROOMS
- MASTER WITH EN-SUITE
- FAMILY BATHROOM
- KITCHEN
- LOUNGE
- D/GLAZING & GAS C/HEATING
- TWO PARKING SPACES
- NO ONWARD CHAIN

15 CHARLOCK ROAD, LOCKING CASTLE



Cooke & Co are delighted to market with NO ONWARD CHAIN this TWO BEDROOM terraced house, boasting a cul-de-sac position in the popular Locking Castle area, within walking distance to local facilities and Milton railway station, also providing easy access to the M5 motorway. The property boasts two good sized bedrooms, one with ENSUITE SHOWER ROOM, good sized garden and TWO OFF ROAD PARKING SPACES.

FRONT OF PROPERTY

Driveway leading to parking area at the rear of the property

ENTRANCE HALL

Double glazed door leading into hallway - radiator, archway leading to

KITCHEN

8' 3" x 7' 7" (2.51m x 2.31m) A range of wall and base units with worktop over, single stainless steel sink drainer & mixer tap, built in electric oven with gas hob and extractor hood over, space for upright fridge/freezer, plumbing for washing machine. Wall mounted consumer unit, double glazed window to front.

LOUNGE

16' 2" x 11' 8" (4.93m x 3.56m) Radiator, double glazed sliding patio doors leading to garden, stairs to first floor

LANDING

Roof void access, large airing storage cupboard

BEDROOM ONE

12' 9" x 11' 5" (3.89m x 3.48m) Double glazed dual aspect windows, radiator, built in double wardrobe, radiator, roof void access, door leading to

ENSUITE

Corner shower cubicle with mains shower over head, sink with vanity unit under, WC, part tiled, double glazed obscure window to front, extractor fan, heated towel rail

BEDROOM TWO

13' 3" x 8' 6" (4.04m x 2.59m) 8'6" opening to 11'8"

Double glazed window to rear, built in double wardrobe, radiator

BATHROOM

Three piece white suite comprising of panel bath with mains shower over, WC, sink with vanity unit under, double glazed obscure window to front, extractor fan, part tiled

GARDEN

L shaped fenced enclosed garden, mainly laid to lawn with small patio area laid to slabs and stone chippings, gate access to parking area

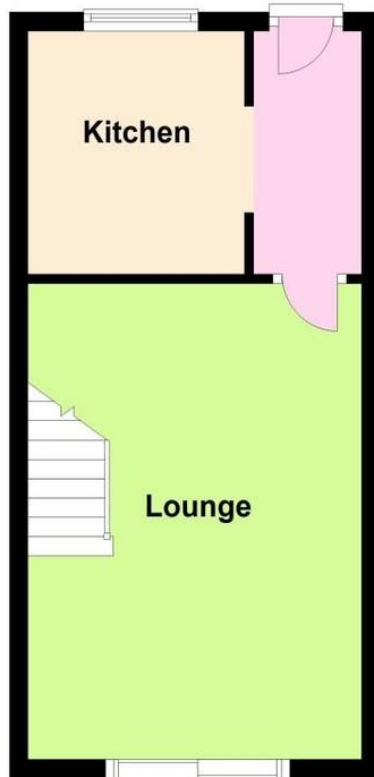
15 CHARLOCK ROAD, LOCKNG CASTLE, BS22 8NQ



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

Ground Floor

Approx. 27.8 sq. metres (298.8 sq. feet)



First Floor

Approx. 39.1 sq. metres (420.7 sq. feet)



Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C	70 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

enquiries@cookeproperty.co.uk

OFFICE CONTACT INFO

236 High Street
 Worle
 Weston-Super-Mare
 Avon
 BS22 6JE

01934 522244
 enquiries@cookeproperty.co.uk
 www.cookeproperty.co.uk

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

