



Sussex Close —£230,000 Freehold

Linda Saunders | Estate Agents



6 Sussex Close Bridgwater TA6 5PA

This is a wonderful opportunity to acquire a two-bedroom bungalow set in this ever popular residential area of similar properties. The property is conveniently situated close to local schools and shops and is a popular residential area which provides easy access to the M5 motorway network. The property needs some internal updating and represents a great opportunity to put your own stamp on it.

The property briefly comprises; fitted modern kitchen/breakfast room, lounge/diner, two bedrooms and shower room. The property further benefits from gas central heating, mostly PVCu double glazing, fascias, and soffits. There are extremely attractive gardens front and rear, driveway and garage. In all, this property represents an increasingly rare opportunity as bungalows rarely come to market. An early inspection is advised.

Available with no onward chain.

ACCOMMODATION (All measurements are approximate)

Entrance Hall: PVCu double glazed main door with matching side panels and security lighting. Wood effect flooring, radiator, storage cupboard, electric meter and fuse box unit, inset ceiling spotlights and doors to all rooms.

Kitchen/Breakfast Room: 08'10" x 11'05". PVCu double glazed window to front aspect and door to side aspect. There is a fitted kitchen with a range of modern matching floor and

wall mounted cupboards with sink and drainer unit inset into complimentary square edged work surfaces with tiled splashbacks. Plumbing for automatic washing machine and space for fridge/freezer and cooker, wood effect vinyl flooring.

Lounge/Diner: 12'03" x 11'04". PVCu double glazed window to front aspect, feature fireplace, radiator, and continuation of the wood effect flooring.

Shower Room: Window to rear aspect, fitted white suite comprising double shower unit,

wash hand basin, WC, radiator, and vinyl flooring.

Master Bedroom: 11'06" x 10'09". PVCu double glazed window to rear aspect with views of the garden, radiator and wood flooring.

Bedroom 2: 10'0" x 08'05". Original window and door to window to rear aspect and opening into the conservatory, radiator and wood flooring.

Conservatory: 16'08" x 09'10". PVCu double glazed windows set upon a brick wall and opening onto the rear garden by way of French Doors and a further PVCu single door to the side aspect.

OUTSIDE

To the front of the property is a relatively low maintenance garden which is mainly laid to shingle with several mature shrubs. There is a pathway leading to the front door and driveway providing off-road parking and leading to the single garage. There is a personal access gate providing access to the rear garden. The rear garden is of a good size and fully enclosed and has a couple of seating areas from which to enjoy the mature gardens with its shrubs and trees. The garage can be accessed via a side door.

Please Note: These are preliminary details as we are awaiting their approval by our vendor.

Council tax band: **B**

Local authority reference number **6608900060**

EPC Rating: **TBA**



These particulars have been prepared for prospective purchasers only. They are not part of an offer or contract. While some descriptions are inevitably subjective, and information is given in good faith, they should not be relied upon as a statement or representation of fact.

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VIEWING

Strictly by appointment through our office in Bridgwater.

The mention of any appliances and/or services within these sales particulars does not imply that they are in full efficient working order

All measurements are approximate. Fixtures and fittings other than those mentioned above to be agreed with the seller.

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