



83 WALTON ROAD

Clevedon, BS21 6AW

Price £850,000

MAYFAIR  
TOWN & COUNTRY



# PROPERTY DESCRIPTION

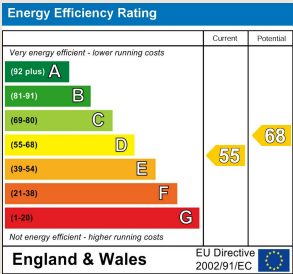
Situated on the charming Walton Road in Clevedon, this splendid house offers a perfect blend of comfort and elegance. With five generously sized bedrooms, this property is ideal for families seeking ample space to grow and thrive. Each bedroom is designed to provide a peaceful retreat, ensuring restful nights and rejuvenating mornings. The house boasts four inviting reception rooms, providing versatile spaces for both relaxation and entertainment. Whether you envision hosting lively gatherings with friends or enjoying quiet evenings with family, these rooms cater to all your needs. The layout encourages a seamless flow between spaces, making it easy to create lasting memories. With three well-appointed bathrooms, morning routines and family life are made effortless. Each bathroom is thoughtfully designed, offering both functionality and style, ensuring that everyone has their own space to unwind. There are ample tiered gardens with two conservatories, workshops and parking and has potential of a building plot (accessed from Nortons Wood Lane). Located in the desirable Swiss Valley area of Clevedon, this property is not only a beautiful home but also a gateway to the local community. Enjoy the convenience of nearby amenities, parks, and the stunning coastline that Clevedon is renowned for. This house on Walton Road is a rare find, combining spacious living with a prime location. It presents an excellent opportunity for those looking to settle in a vibrant and welcoming neighbourhood. Do not miss the chance to make this delightful property your new home.

## Situation

Clevedon is a beautiful and extremely sought after Victorian coastal town situated on the North Somerset Coast. It is perfectly located for Junction 20 of the M5 motorway, providing easy access to Bristol and the South-West. The property itself is ideally situated close to the scenic sea front, the iconic Grade II listed Pier and Hill Road which is a pleasant local shopping area including cafes, bars, unique shops, restaurants and a small supermarket. Clevedon also has many shops in the Triangle area along with the much-loved independent Curzon Cinema.

## Local Authority

North Somerset Council    Council Tax Band: E  
Tenure: Freehold  
EPC Rating: D



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Set in the heart of the highly desirable Swiss Valley, this impressive five-bedroom detached home offers generous living space, versatile accommodation, and exceptional potential — perfect for families or discerning buyers seeking a forever home. The property boasts four spacious reception rooms, ideal for both entertaining and everyday living, along with two conservatories that provide tranquil views over the beautifully landscaped large terraced garden — a perfect blend of charm and outdoor space.

With two en-suite bedrooms, comfort and privacy are assured, while the inclusion of a dedicated sauna room adds a unique and luxurious touch to the home. A notable feature is the potential building plot, offering exciting scope for development or expansion (subject to the necessary planning permissions), further enhancing the property's long-term value. Offered to the market with no onward chain, this is a rare opportunity to secure a substantial and characterful home in one of the area's most sought-after locations.

## Entrance Hall

### Utility

4'8 × 5'1 (1.42m × 1.55m)

### Inner Hallway

### Downstairs Bathroom

8'3 × 5'11 (2.51m × 1.80m)

### Lounge

15'9 × 17'9 (4.80m × 5.41m)

### Dining Room

8'7 × 12'8 (2.62m × 3.86m)

### Sitting Room

17'1 × 15'1 (5.21m × 4.60m)

### Breakfast Room

8'4 × 12'10 (2.54m × 3.91m)

### Kitchen

15'9 × 8'2 (4.80m × 2.49m)

### Landing

### Bedroom 2

12'0 × 12'2 (3.66m × 3.71m)

### En-suite

3'9 × 5'4 (1.14m × 1.63m)

### Bedroom 3

8'5 × 12'0 (2.57m × 3.66m)

### Shower Room

5'3 × 5'6 (1.60m × 1.68m)

### Bedroom 4

11'7 × 8'10 (3.53m × 2.69m)

### Bedroom 1

11'1 × 13'3 (3.38m × 4.04m)

### En-suite

8'0 × 8'1 (2.44m × 2.46m)

### Sauna

7'10 × 3'8 (2.39m × 1.12m)

### Bedroom 5

20'2 × 24'5 (6.15m × 7.44m)









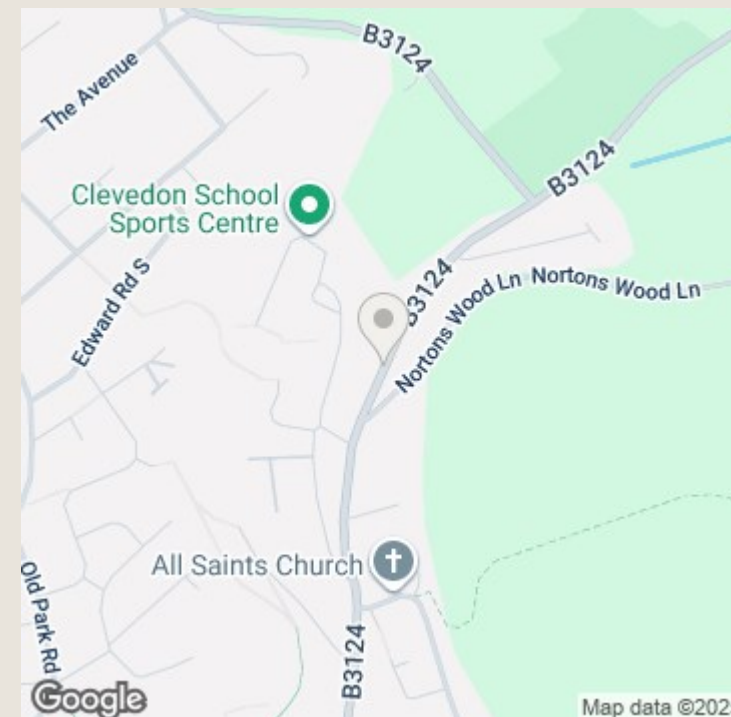












TO ARRANGE A VIEWING OR FOR FURTHER INFORMATION ON THIS PROPERTY PLEASE CONTACT OUR SALES TEAM

01275 341400

clevedon@mayfairproperties.net

## IMPORTANT NOTICE

We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

1. Survey - A detailed survey has not been carried out, nor the services, appliances and fittings tested.
2. Floorplans All measurements walls, doors, windows, fittings and appliances, their sizes and locations are shown conventionally and are approximate and cannot be regarded as being representative either by the seller or his agent. Room sizes should not be relied upon for furnishing purposes and are approximate.
3. Mayfair Town & Country may make the following referrals and in exchange receive an introduction fee:  
Star Legal up to £120 inc VAT, Simply Conveyancing up to £240 inc VAT, HD Financial Ltd - introduction fee of up to £240 inc VAT

