



10 GARDENS ROAD

Clevedon, BS21 7QG

Asking Price £950,000

MAYFAIR
TOWN & COUNTRY

PROPERTY DESCRIPTION

Sitting in a highly desirable mid Clevedon position, Gardens Road is an elegant destination offering mainly period properties of great character and charm located next to Alexandra Park. This 1930's Semi detached home offers a wonderful and seamless mix of period features and contemporary design to create a home that is truly inviting. Comprising an inviting entrance hallway, impressive lounge with wood burning stove, stylish fitted kitchen/diner with ample space to cook and eat, an further reception room and conservatory, four double bedrooms (the master with en-suite), study area, a luxurious bathroom, the layout is both spacious and practical. The location is second to none with easy access to Clevedon's iconic sea front and the delightful mix of independent boutiques, cafes and restaurants along Hill Road. Offering a fabulous opportunity to such a wide range of buyers, early interest is anticipated

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. Gardens Road 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

The local area

The local area*

0.5 miles – Hill Road

0.6 miles – Clevedon Pier

1.1 miles – Junction 20, M5

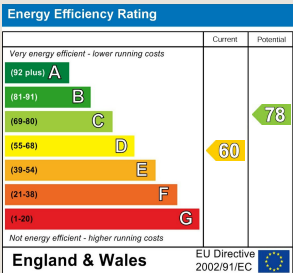
* Distances are approximate & sourced from Google Maps

Local Authority

North Somerset Council Tax Band:

Tenure: Freehold

EPC Rating: D



PROPERTY DESCRIPTION

Occupying an exceptional plot on this highly desirable road this substantial extended semi detached house offers thoughtfully reconfigured accommodation, ideally suited to contemporary family life including an open plan family room that leads off all fantastic Kitchen/dining room. This stylish four-bedroom home in the sought-after Gardens Road is now available for viewings. This home features a spacious, light-filled living area ideal for both family life and entertaining. The large garden provides the perfect space for summer gatherings, alfresco dining, or simply relaxing in privacy. This exceptional property offers a rare opportunity to enjoy stylish, in the heart of Clevedon. There is a garage with lighting, power and additional space for parking for up to four cars on the property premises.

Family homes of this size and quality rarely come to the market and this is sure to attract interest. Don't miss your opportunity to view. Contact Mayfair to book your appointment today

Entrance Vestible

5'10" × 8'7" (1.785 × 2.619)

Hallway

6'0" × 23'6" (1.835 × 7.183)

Cloakroom/WC

Lounge

16'6" × 16'0" (5.04 × 4.88)

Kitchen/Dining Room

14'0" × 24'11" (4.282 × 7.617)

Open Plan Living Area

12'7" × 10'5" (3.854 × 3.20)

Conservatory

11'3" × 12'0" (3.433 × 3.682)

Landing Including Study Area

5'11" × 24'11" (1.828 × 7.605)

Master Bedroom

16'7" × 15'11" (5.057 × 4.865)

En-Suite

5'2" × 8'6" (1.599 × 2.599)

Bedroom Two

14'0" × 14'0" (4.281 × 4.282)

Bathroom

14'0" × 10'5" (4.277 × 3.184)

Bedroom Three

15'8" × 14'8" (4.788 × 4.474)

Bedroom Four

9'4" × 14'1" (2.845 × 4.297)

Material Information

Additional information not previously mentioned

- Mains electric, gas and water
- Gas central heating.

For an indication of specific speeds and supply or coverage in the area, we recommend potential buyers to use the Ofcom checkers below:
checker.ofcom.org.uk/en-gb/mobile-coverage

PROPERTY DESCRIPTION

checker.ofcom.org.uk/en-gb/broadband-coverage

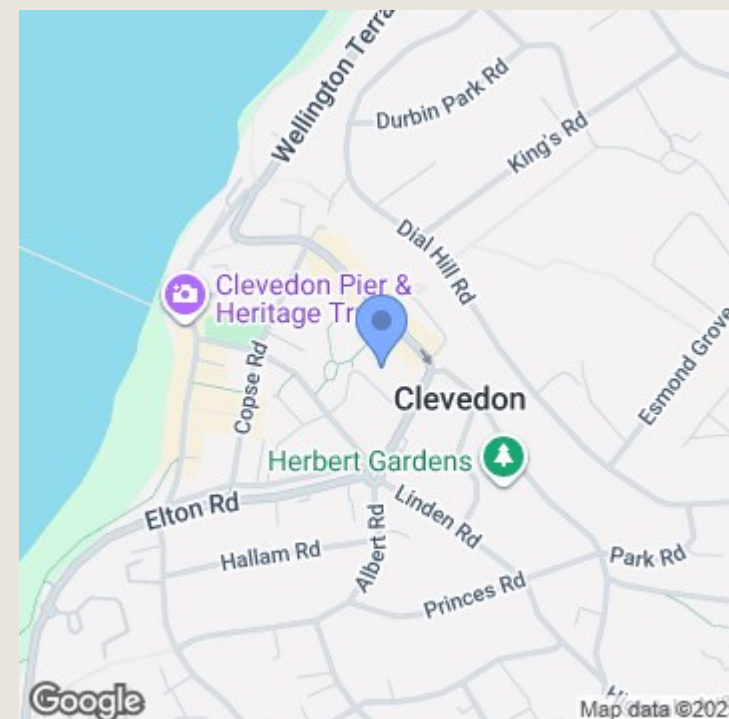
Flood Information:

flood-map-for-planning.service.gov.uk/location









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

