



£95,000

At a glance...



Studio



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**holland
& odam**

40c Norbins Road
Glastonbury
Somerset
BA6 9JG

TO VIEW

30 High Street, Glastonbury,
Somerset BA6 9DX

01458 833123

glastonbury@hollandandodam.co.uk



Directions

On entering Glastonbury from Street/Bridgwater (A39) at the Wirral Park roundabout (B & Q on the left) take the second exit onto the bypass. Proceed straight ahead at the first roundabout and at the next roundabout take the third exit into Northload Street. Turn left into Manor House Road and then right into Norbins Road. Continue towards the end of the road where the property can be found on the right hand side.

Services

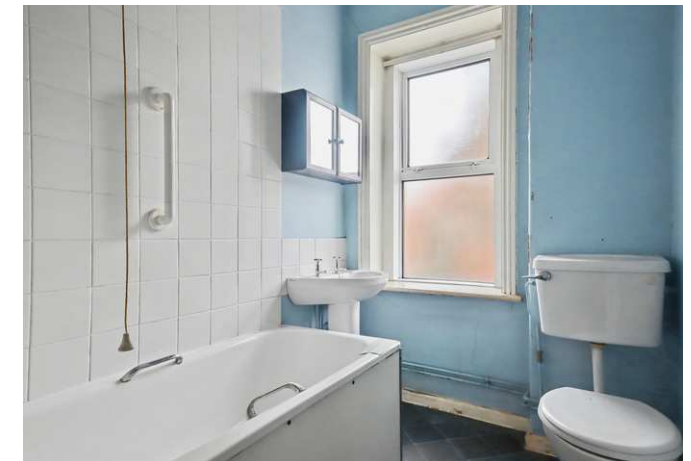
Mains electricity, gas, water and drainage are connected. Gas central heating system.

Local Authority

Somerset Council
0300 1232224
somerset.gov.uk

Tenure

Leasehold - 125 Years
Sinking Fund £807 PA
Ground Rent - Peppercorn
Insurance - £77.55 PA



Location

The property is conveniently located within a short walk of the High Street with its good range of shops, banks, supermarkets, restaurants, cafes, health centres and public houses. The historic town of Glastonbury is famous for its Tor and Abbey Ruins and lies some 6 miles south of the Cathedral City of Wells. Street is 2 miles and offers a more comprehensive range of facilities including Strode Theatre, Strode College, both indoor and open air swimming pools and Clarks Village with its shopping outlets. Access to the M5 motorway can be gained at Junction 23 (Dunball) whilst Bristol, Bath, Taunton and Yeovil are all within an hours commuting distance.

Insight

This well proportioned first floor studio apartment, conveniently situated within walking distance of the the town centre.

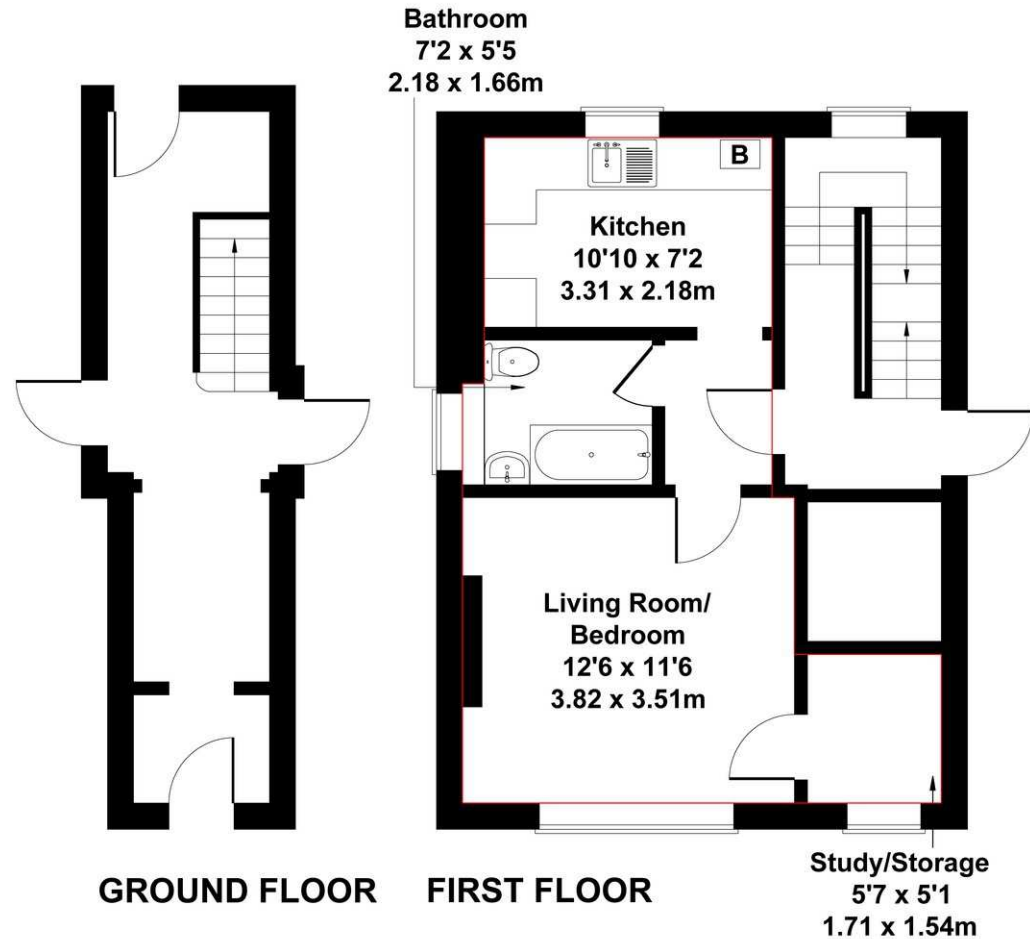
In need of updating throughout, the property comprises of an entrance hall, sitting room/bedroom, kitchen, bathroom, and benefits from access to a communal garden. Available with no onward chain.

- Fantastic renovation opportunity available with no onward chain.
- Situated a short walk to Glastonbury High Street.
- Entrance hall with a door into the sitting room to the front which is a good size which in turn leads to a useful study/office.
- The kitchen is well proportioned and has been fitted with a range of wall and base units, wall mounted boiler.
- Well proportioned family bathroom with toilet, basin, and bath with shower over.
- Outside, there is access to a communal garden.



40C Norbins Road

Approximate Gross Internal Area
323 sq ft - 30 sq m
(Excluding Ground Floor & Communal Landing)



Not to Scale. Produced by The Plan Portal 2026
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DISCLAIMER

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title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.

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