



Coronation Terrace, Oakhill, Radstock, BA3 5FT

Offers In Region Of £350,000

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1 Coronation Terrace, dates back to 1900 and was built to house the workers for the local brewery. The property has character features incasing ornate woodwork and fireplaces. The owners took over the property and have carried out a program or restorations creating a home of heritage with a modern upgrade. The home has a lovely feel and is full of light. The gardens are generous as well is the parking.

The exciting thing here is the property needs small finishing touches and has scope to do more, maybe go into the loft or extend to the side subject to any consents needed. It's a fine home is a quiet part of the village with rural surrounds, friendly neighbours, amenities and easy connections to the local towns and villages as well as the Cities of Bristol, Bath and Wells.

Quote Reference NF0664 To Arrange Your Viewing





Porch

1m x 0.92m (3'3" x 3'0")

Door to the front aspect, two double glazed windows to the side aspects, wooden panel ceiling and tiled flooring.

Hallway

Double glazed window to the side aspect, stairs leading to the first floor, smoke alarm, consumer unit, radiator, telephone socket and laminate flooring.

Living Room

4m x 3.7m (13'1" x 12'1")

Double glazed window to the front aspect, recessed spot lights, stone fire place with a stone hearth and open chimney, radiator and television aerial.





Dining Room

4.67m x 3.93m (15'3" x 12'10")

Double glazed window to the rear aspect, single obscure glazed doors to the kitchen and hallway, recessed spot lights, stone fire place with an open chimney and stone hearth, heating control panel, radiator and laminate flooring.

There are two cupboards to the side, both with double glazed windows to the side and shelving. One of them houses a wall mounted Worcester Combination boiler.

Kitchen/Breakfast Room

4.44m x 2.27m max(14'6" x 7'5")

Obscure door to the side aspect, double glazed window to the side and two obscure double glazed windows to the rear aspects, recessed



Landing

Double glazed window to the side aspect, smoke alarm, CO2 alarm, loft hatch with a pull down ladder, partial boarding and a light.

Bedroom One

5.53m x 3.96m (18'1" x 12'11")

Double glazed window to the front aspect, recessed spot lights, radiator and an ornate metal fireplace.

Bedroom Two

3.95m x 2.96m (12'11" x 9'8")

Double glazed window to the rear aspect, recessed spot lights, radiator and an ornate metal fireplace.



Bathroom

2.89m x 2.45m (9'5" x 8'0")

Obscure double glazed window to the rear aspect, recessed spot lights, partially tiled walls, heated chrome towel radiator and tiled flooring. There is a four piece suite comprising of a walk-in shower cubicle with a mixer shower over, bath with a shower attachment, pedestal wash hand basin and a low level WC.

Rear Gardens

15.91m x 5.61m (52'2" x 18'4")

Enclosed by wooden fencing and a stone wall with a side access gate, the garden area is level with pathway and there is a metal storage shed and outside taps. To the rear of the property is more garden area which is laid to tarmac.



Driveways

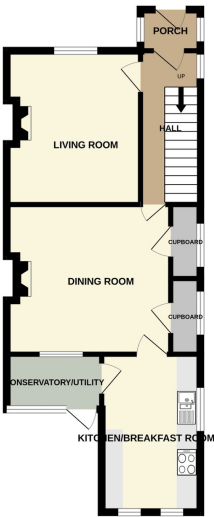
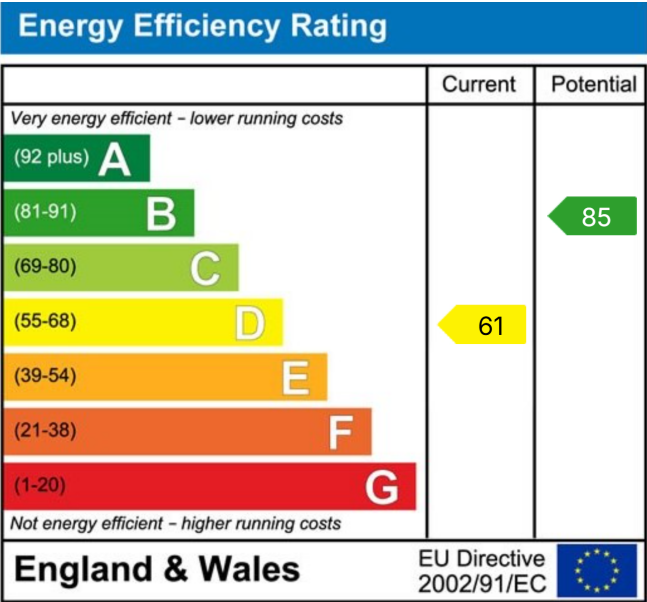
There are two driveways, one at the start of the garden that can accommodate one car to the right of the pathway. The other area across from the shared access lane is an area laid to tarmac with a stone wall border and can provide space for two cars.

Agents Notes

Kindly note some items mentioned or seen in the photographs may not be included in the property, please check with the Property Agent. For further information or details about this property please visit. nigelfudge.exp.uk.com

EPC = D, Council Tax Band – C (£2168 PA estimate) – Mendip Council

Services - Mains electricity Mains water







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