

Horsemans Mews Northload Street BA6 9NZ

LEASEHOLD

£175,000

PROPERTY SUMMARY



Nestled on Northload Street in the charming town of Glastonbury, this delightful ground floor flat offers a perfect blend of comfort and convenience. Built in 2005, the property boasts a modern design and is situated in a quiet, secluded location, ensuring a peaceful living environment while still being close to the vibrant town centre.

The flat features a welcoming reception room, ideal for relaxation or entertaining guests. With two well-proportioned bedrooms, there is ample space for both rest and personalisation, making it suitable for a variety of lifestyles. The bathroom is thoughtfully designed, providing a functional and pleasant space for daily routines.

One of the standout features of this property is its private garden, a rare find in a flat. This outdoor space offers a wonderful opportunity for gardening enthusiasts or those who simply wish to enjoy some fresh air in a tranquil setting. The long lease adds to the appeal, providing peace of mind for potential buyers or renters.

This flat is perfect for anyone seeking a modern home in a picturesque location, with the added benefit of being just a short stroll from the amenities and attractions that Glastonbury has to offer. Whether you are a first-time buyer, a small family, or looking to downsize, this property presents an excellent opportunity to enjoy comfortable living in a sought-after area.



Entrance Hall

Doors leading to kitchen, bathroom, bedrooms one and two. Double glazed windows to front. Radiator.

Bathroom

8'2" x 7'9" (2.49m x 2.36m)

Three piece white suite comprising of low level WC, pedestal wash hand basin and panel bath with shower over. Heated towel rail. Double glazed frosted window to front.

Kitchen/Diner

10'10" x 10'4" (3.30m x 3.15m)

Range of wall, base and drawer units with work surface over. Stainless steel sink and drainer with mixer tap over. Tiling to splash prone areas. Built in electric oven and gas hob, cooker hood over. Space and plumbing for washing machine along with space for upright fridge freezer. Double glazed window over looking rear garden. Radiator and throughway to living room

Living Room

12'11" x 12'3" (3.94m x 3.73m)

Double glazed French doors leading on to rear garden, double glazed window to side, radiator.

Master bedroom

15'0 x 8'4" (4.57m x 2.54m)

Built in wardrobe, double glazed window over looking the garden. Radiator.

Ground floor flat

Gas central heating

Double glazed

Two bedrooms

Close to town centre

Quiet location

Private garden

Ready to move in



**INTERESTED IN THIS
PROPERTY**

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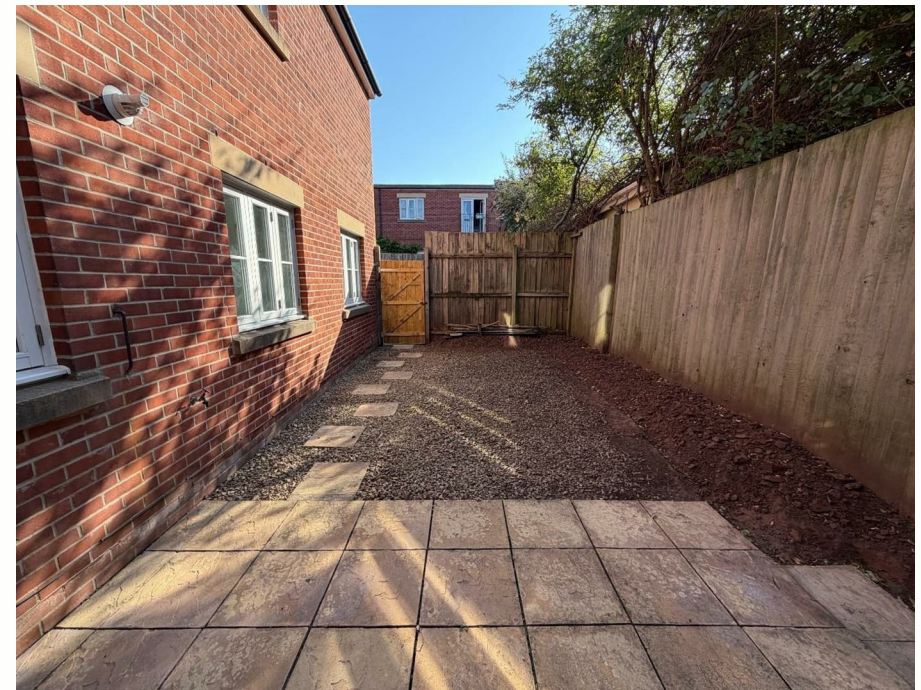
Bedroom Two

10'10" x 7'8" (3.30m x 2.34m)

Double glazed window over looking garden, radiator.

Rear Garden

Enclosed with wooden fencing, mainly laid to shingle with borders. Patio and entertaining area. Shed. Access to communal area via gate.

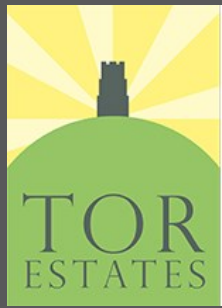


Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	71	74
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC 	



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GROUND FLOOR

