



**7 Holway Hill**

Taunton, Somerset, TA1 2HB

**James  
Gray**

ESTATE AGENTS

A charming and beautifully presented Victorian terraced house, occupying an attractive south-west facing location on this sought after private road, with parking for 2 cars and conveniently situated close to the town centre.



#### Key features

- Entrance hall
- Sitting room with bay window and shutters
- Dining room with wood burning stove
- Kitchen/breakfast room with door to rear garden
- Well appointed bathroom
- 3 Bedrooms
- Gas central heating and double glazing
- Landscape rear garden with paved terrace and raised beds
- Parking area for 2 cars and further garden area with useful shed
- Sought after private road close to the town centre

#### Services

All mains services connected. Gas fired central heating

#### EPC

Band C (71)

#### Council Tax

Band B





GROUND FLOOR



1ST FLOOR



TOTAL FLOOR AREA : 1141sq.ft. (106.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows and other fixtures and fittings have not been taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operation or efficiency can be given.

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