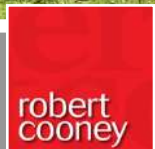




Arden Trull, Taunton TA3 7HB



A well presented, extended 2 double bedrooomed detached bungalow in this popular village just 1.9 miles to the South of the town centre with good sized enclosed garden to rear, double garage and ample driveway parking. No onward chain.





Features

- Entrance Hall
- Living Room with door to Conservatory
- Conservatory with door to garden
- Dining Room
- Fitted Kitchen / Breakfast Room with door to garden
- Master Bedroom with fitted wardrobes
- Further double Bedroom
- Jack & Jill WC
- Shower Room

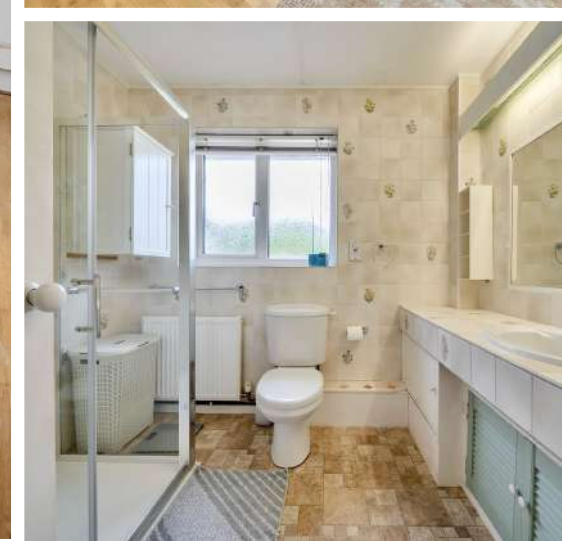
- Good sized enclosed garden to rear with useful sheds
- Double Garage with door to garden
- Ample Driveway parking

- Gas central heating
- Double glazing
- No onward chain

- Council tax band F

- What3words:
///clubbing.apron.sized







The village of Trull provides excellent amenities including parish church, thriving shop, post office, garage, tennis club, primary school and a regular shuttle bus service to Taunton town centre.

Taunton, situated 1.9 miles away, is a bustling, forward-looking town with excellent amenities, a good selection of independent and high street shops, distinctive restaurants, cafés, a wealth of history and sporting facilities including the County Cricket Ground.

Taunton benefits from a main line railway station linking to London Paddington in less than 2 hours and excellent communications for the M5 motorway at junction 25, situated on the eastern side of the town.

Taunton also offers a good selection of both state and independent schools including Castle School, Taunton School, King's and Queen's Colleges and Richard Huish Sixth Form College.



Arden, Staplehay, Trull, Taunton, TA3 7HB

Approximate Area = 1358 sq ft / 126.1 sq m

Garage = 275 sq ft / 25.5 sq m

Total = 1633 sq ft / 151.6 sq m

For identification only - Not to scale



GROUND FLOOR



Viewing strictly through the selling agents:

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Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2026. Produced for Robert Cooney. REF: 1457120

Score	Energy rating	Current	Potential
91+	A		
81-90	B		
71-80	C		
61-70	D		
51-60	E		
41-50	F		
1-40	G		

For clarification, we wish to inform prospective purchasers that: these particulars are set out as a general outline only for the guidance of intended purchasers, and do not constitute, nor constitute part of, an offer or contract; all descriptions, dimensions, references to condition and necessary permission for use and occupation, and other details, are given without responsibility and any intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them; no person in the employment of Robert Cooney has any authority to make or give any representation or warranty whatever in relation to this property; we have not carried out a detailed survey nor tested the services, appliances and specific fittings.

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cooney**

