

  
**Natasha Howarth**  
ESTATE AGENTS



**Haysleigh Stogursey, Bridgwater, TA5 1QS**

**£450,000**

We are delighted to offer for sale this superb contemporary detached chalet bungalow, occupying a private position within the highly sought-after village of Stogursey. Beautifully presented throughout, the property has been thoughtfully enhanced by the current owners to create a spacious and versatile home, ideal for modern family living or those seeking flexible accommodation for multi-generational living.

Benefitting from double glazing and an energy-efficient air source heat pump providing heating and hot water, the property offers generous accommodation arranged over two floors. The ground floor comprises a welcoming entrance hallway, spacious living room, separate dining room, an impressive refitted kitchen/breakfast room, utility room, cloakroom, two/three bedrooms, including a principal bedroom with en-suite, and a stylish family bathroom.

To the first floor, a striking galleried landing leads to two excellent double bedrooms, with Bedroom Four enjoying the added benefit of a dressing area, together with a well-appointed shower room. Outside, the property is approached via a sweeping driveway providing ample parking and access to the double garage. The beautifully maintained gardens offer a high degree of privacy and wrap around the bungalow, with lawns, mature shrubs, colourful flower borders and attractive decking, creating the perfect setting for relaxing or entertaining.

Stogursey is a popular Somerset village offering a range of everyday amenities including a primary school, village store with post office and public house. Excellent transport links are available via Bridgwater's mainline railway station and the M5 motorway at Junctions 23 and 24, making the property well placed for commuters.

#### ENTRANCE HALLWAY

Obscured double glazed door to front aspect. Obscured double glazed panels to front aspect. Turning staircase to the first floor with galleried landing. Storage cupboard, radiator, doors to:

#### LIVING ROOM 19'5 x 14'11 (5.92m x 4.55m)

Double glazed window to front aspect. Feature fireplace with electric fire inset. Marble effect hearth and surround. Two radiators, coving, ceiling downlighters, door to:

#### DINING ROOM 13'5 x 11'8 (4.09m x 3.56m)

Double glazed French doors to front. Wood effect flooring, radiator and coving.

#### KITCHEN/ BREAKFAST ROOM 12'11 x 12'00 (3.94m x 3.66m)

Double glazed window to front aspect. Newly fitted with a matching range of grey high gloss wall, base and drawer units with granite effect work surfaces over and one and a quarter sink and drainer unit inset with mixer tap over. Integrated appliances to remain including 'Lamona' double oven, five ring hob with wall mounted extractor over, integrated fridge/ freezer. Splashbacks, breakfast bar, radiator and coving. Door to hallway and door to:

#### UTILITY ROOM 12'00 x 6'5 (3.66m x 1.96m)

Obscure double glazed window to side aspect. Granite effect work surface with circular sink and drainer unit inset with cupboards and drawers beneath and matching splashback. Space and plumbing for a washing machine. Space for fridge/ freezer and additional freezer/ separate appliance. Fuse box, coving. Double glazed door to the rear.

#### CLOAKROOM

Fitted with a white two piece suite comprising W.C and wash hand basin with splashback. Tile effect flooring, coving.

#### BATHROOM 11'11 x 7'8 (3.63m x 2.34m)

Double glazed obscure window to rear aspect. Fitted with white four piece suite comprising panelled bath, corner shower cubicle with shower over. Wash hand basin and W.C. Tiled walls, tiled floor, heated towel rail, ceiling downlighters. Airing cupboard housing 'Ecodan' water tank.

#### BEDROOM ONE

Double glazed window to side aspect. Built in wall of wardrobes with sliding doors and mirror. Radiator, coving, door to:

#### ENSUITE 10'01 x 6'4 (3.07m x 1.93m)

Obscure double glazed window to side aspect. Fitted with a three piece suite comprising large shower cubicle with shower over. Wash hand basin and W.C.

Tiled walls, tiled floor. Heated towel rail and ceiling downlighters.

#### BEDROOM TWO 12'00 x 12'00 (3.66m x 3.66m)

Double glazed window to rear aspect. Radiator, coving.

#### BEDROOM THREE/ SNUG 11'3 x 10'01 (3.43m x 3.07m)

Double glazed window to front aspect. Radiator, coving.

#### GALLERIED LANDING

Built in storage cupboard. Built in eaves storage cupboard. Double glazed skylight. Doors to:

#### BEDROOM FOUR 14'1 x 12'10 (4.29m x 3.91m)

Double glazed window to side aspect. Radiator.

#### DRESSING AREA 12'10 x 8'2 (including wardrobes) (3.91m x 2.49m (including wardrobes))

Built in wardrobes and double glazed skylight to rear.

#### BEDROOM FIVE 18'3 x 12'11 (5.56m x 3.94m)

Double glazed window to side aspect. Double glazed skylight to rear. Radiator.

#### SHOWER ROOM

Fitted with a three piece suite comprising large shower cubicle with shower over. Wash hand basin and W.C. Tiled walls and tiled floor. Heated towel rail. Obscure double glazed skylight to rear. Ceiling downlighters.

#### EXTERIOR

Plenty of parking and a turning area. Path and arch leading to the rear of the property where the boiler is situated.

#### GARDEN

Private garden to the front of the property. Part laid to lawn with shrub and flower beds. Decking area. Enclosed by hedging and timber fencing.

#### DOUBLE GARAGE 17'2 x 14'10 (5.23m x 4.52m)

Electric door to front. Double glazed window to rear. Power and light connected. Obscure double glazed door to side.

#### HEATING

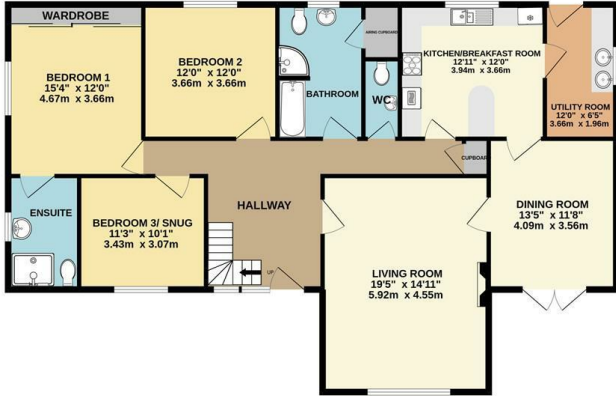
Ecodan heat pump

#### SERVICES

Electricity, water and drainage. Broadband and telephone connected.

# Floor Plan

GROUND FLOOR



1ST FLOOR

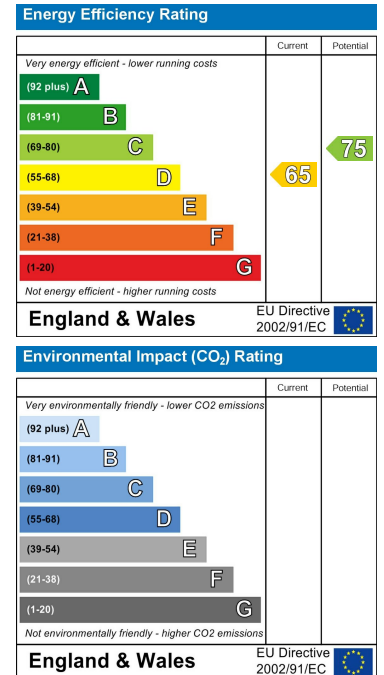


Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Made with Metropix ©2022

## Area Map



## Energy Efficiency Graph



For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. The agent has not tested any appliances or services, heating systems etc so cannot verify if they are in working order, nor have we carried out a survey. Room sizes should not be relied upon for carpets and furnishings, if there are important matters which are likely to affect your decision to buy, please contact us or obtain verification from your Solicitor or Surveyor.  
References to the Tenure of a Property are based on information supplied by the Seller.



01278 574562 07710 392220  
sales@nhowartheestateagents.co.uk  
www.natashowartheestateagents.co.uk

