



MILES ESTATE AGENTS

**1 Nightingales Cotford St. Luke
Taunton TA4 1JJ £370,000**



A spacious 4 bed detached modern house, pleasantly situated in a small cul de sac with extended living space with bi fold doors and velux windows in this ever popular modern village within Kingsmead catchment area, 5 miles North West of Taunton. With lovely enclosed garden, garage and ample parking the house would now benefit from some cosmetic improvements. Early viewing recommended. Freehold Council Tax Band E EPC : C





Features:

- Entrance hall
- Spacious sitting room
- Large kitchen
- Extension with bi fold doors & velux windows
- Second reception room (ideal study/family space)
- Useful utility & cloakroom
- Master bedroom with en suite
- 3 further good size bedrooms
- Family bathroom
- Lovely enclosed garden
- Garage & parking
- Freehold
- Council Tax Band E
- EPC : C



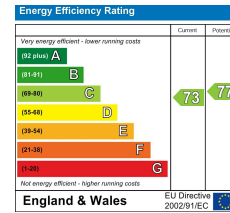
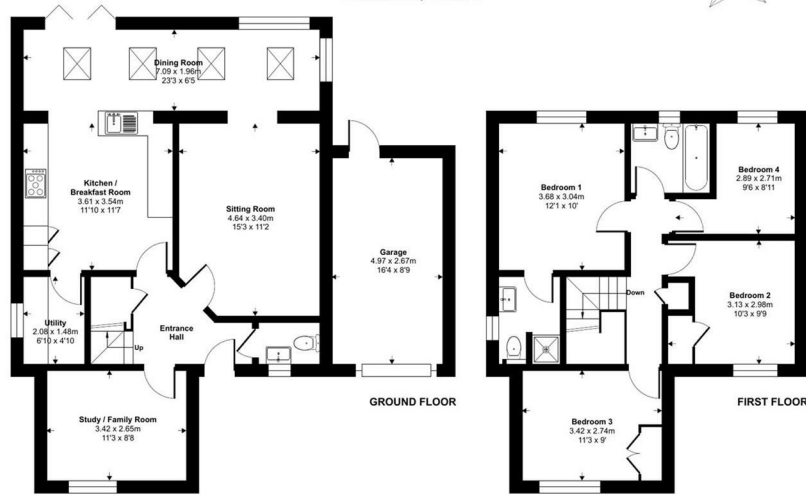
Nightingales, Cotford St. Luke, Taunton, TA4

Approximate Area = 1272 sq ft / 118.1 sq m

Garage = 143 sq ft / 13.2 sq m

Total = 1415 sq ft / 131.3 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS Residential). © richcom 2026. Produced for Miles Estate Agents Limited T/A Miles Estate Agents. REF: 1429071



Viewings strictly through the selling agents:

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2019 : EXCEPTIONAL

SALES