



6 Taunton Road, Bourne
£205,000

 **NEWTON FALLOWELL**

6 Taunton Road

Bourne

Located within the highly regarded Elsea Park, this modern three-bedroom end-terrace home offers well-presented and practical living space throughout.

The accommodation includes a contemporary fitted kitchen/breakfast room, a spacious living room with French doors opening to the rear garden, a downstairs WC, three well-proportioned bedrooms, a principal bedroom with a recently refurbished en-suite, and a modern three-piece family bathroom. The property also benefits from ample off-road parking to the front and an enclosed, low-maintenance rear garden.

Upon entering the property, you are welcomed by a generous entrance hallway. The kitchen/breakfast room is positioned to the front and offers modern fitted units, with space for freestanding appliances including a dishwasher, washing machine, and fridge/freezer. To the rear, the living room provides a bright and comfortable space with views over the garden.

To the first floor, the landing leads to three good-sized bedrooms. The principal bedroom benefits from the recently updated en-suite, while the remaining bedrooms are served by the family bathroom.

Outside, the property benefits from off-road parking to the front. The rear garden is a good size and designed to be low maintenance.

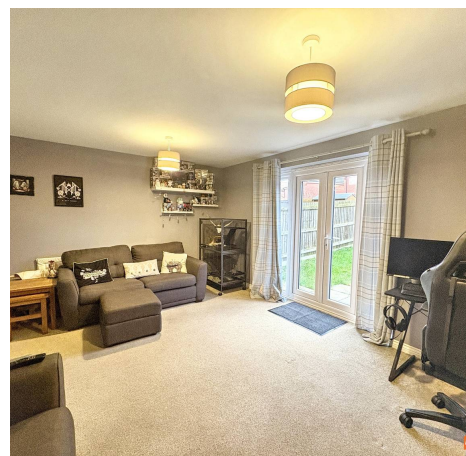
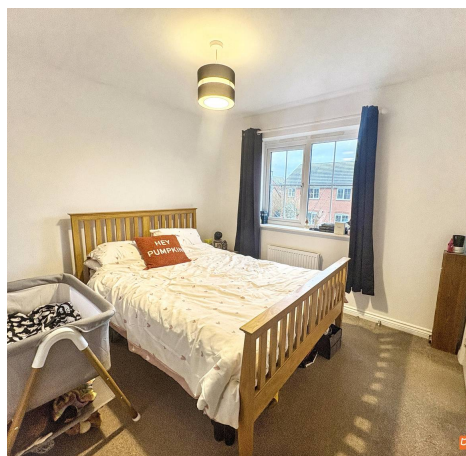
Early viewing is highly recommended.

Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B





Entrance Hall

Kitchen/Diner

10' 3" x 10' 2" (3.12m x 3.10m)

Lounge

12' 1" x 15' 6" (3.68m x 4.72m)

WC

Landing

Bedroom One

9' 4" x 9' 8" (2.84m x 2.94m)

Bedroom Two

10' 10" x 8' 8" (3.30m x 2.64m)

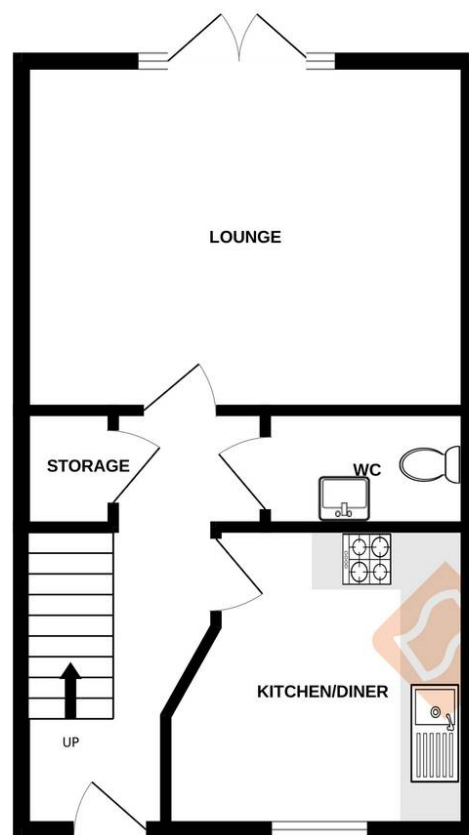
Bedroom Three

12' 1" x 6' 6" (3.68m x 1.98m)

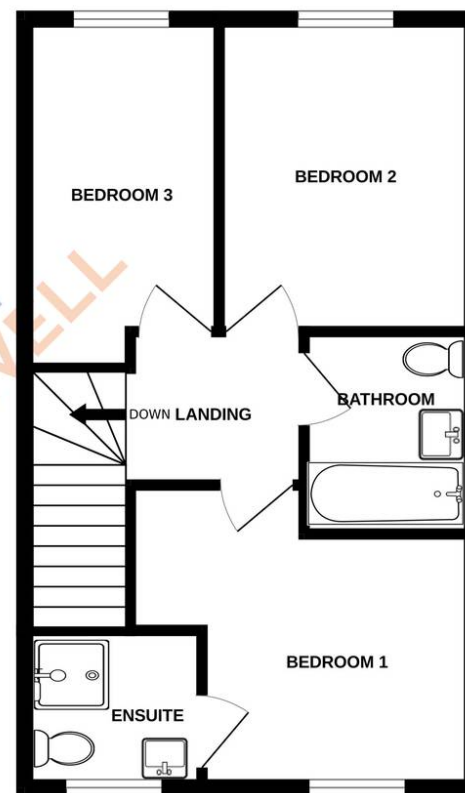
Bathroom



GROUND FLOOR
411 sq.ft. (38.2 sq.m.) approx.



1ST FLOOR
411 sq.ft. (38.2 sq.m.) approx.



TOTAL FLOOR AREA : 823 sq.ft. (76.4 sq.m.) approx.

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 ©2024

Newton Fallowell - Bourne

Newton Fallowell, 2 North Street - PE10 9EA

01778 422567 · bourne@newtonfallowell.co.uk · newtonfallowell.co.uk/bourne