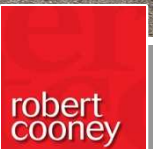




Flat 6 Walford House Walford Cross, Taunton TA2 8QW

Offers in Excess of £300,000



An immaculately presented 2 double bed roomed ground floor apartment set within this Georgian Grade II\* Listed manor house with an established good sized private garden, use of communal garden, garage and off road parking.





## Features

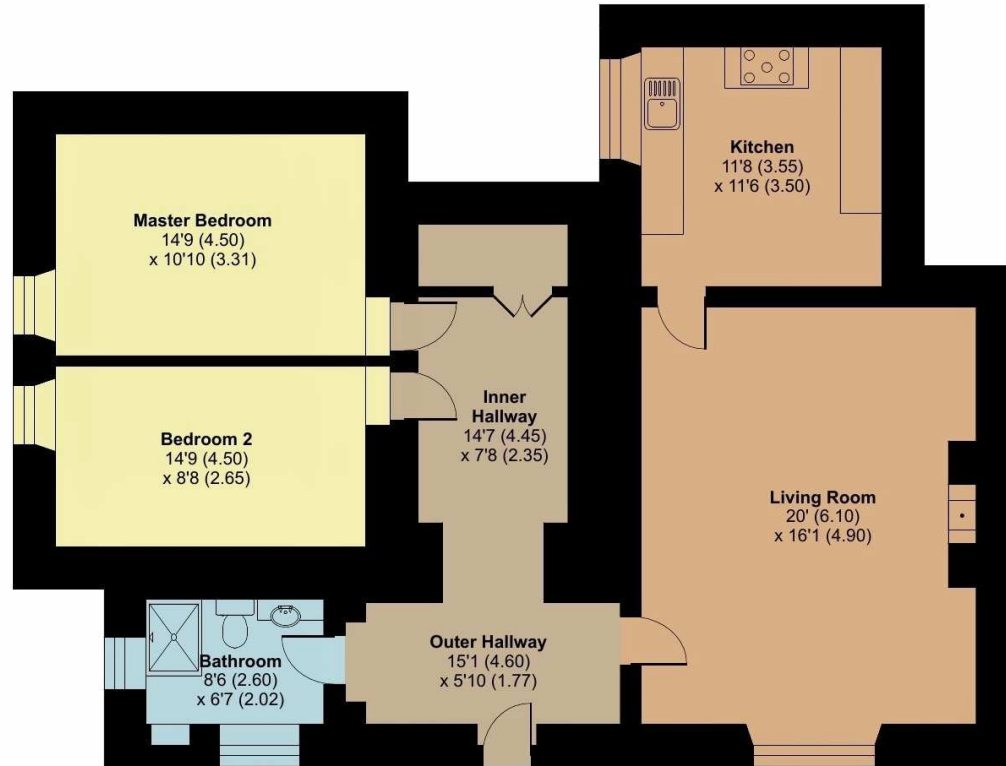
- Entrance Hall
- Light filled Living Room with floor to ceiling window and woodburner
- Fitted Kitchen with Falcon oven
- Master Bedroom
- Further double Bedroom
- Shower Room
  
- Good sized mature private garden
- Use of communal garden
- Garage and off road parking
- Oil fired heating
  
- Lease term 999 years from 12/4/1002, 973 years remaining
- Current service charge £1,811.92 pa
- Council tax band C
  
- NB. Service charges and ground rent figures are provided by the seller and should be verified by a buyer's solicitor prior to exchange of contracts



# Flat 6, Walford House, Walford Cross, Taunton, TA2 8QW

Approximate Area = 1163 sq ft / 108 sq m

For identification only - Not to scale



GROUND FLOOR



Viewing strictly through the selling agents:

**Robert Cooney**

Corporation Street, Taunton,  
Somerset TA1 4AW

Telephone 01823 230 230

taunton@robertcooney.co.uk

www.robertcooney.co.uk

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © ncheccom 2026. Produced for Robert Cooney. REF: 736858



**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.

robert  
cooney