

Natasha Howarth
ESTATE AGENTS



Apartment 14, Carnival Court Taunton Road, Bridgwater, TA6 6AF

£150,000

A stylish and beautifully presented two-bedroom second-floor apartment, ideally located within easy walking distance of the town centre and its excellent range of amenities.

Finished to a modern standard throughout, this attractive home benefits from gas central heating, UPVC double glazing, and the added convenience of off-road parking for one vehicle.

The well-proportioned accommodation briefly comprises a welcoming entrance hall, two generous bedrooms, a contemporary family bathroom, and a bright, spacious open-plan kitchen/living/dining area, creating the perfect space for both everyday living and entertaining.

ENTRANCE

Via communal door, hallway to and stairs or lift to second floor.

ENTRANCE HALL

Spacious entrance hallway with wood effect flooring, radiator and doors to:

KITCHEN/ DINING/ SITTING ROOM

Front aspect double glazed window, radiator. Fitted with a modern range of colour coordinated wall, base and drawer units with work surfaces over and stainless steel sink and drainer unit inset with mixer tap over. Built in appliances to remain including electric oven, four ring gas hob and stainless steel chimney style extractor hood over. Integral dishwasher, washing machine and fridge/ freezer, wall mounted boiler concealed in the cupboard, ceiling downlighters, wood effect flooring.

BEDROOM ONE

Front aspect double glazed window, radiator.

BEDROOM TWO

Rear aspect double glazed window, radiator.

BATHROOM

Fitted with a three piece suite comprising 'P' shaped bath with mains shower over and glass shower screen. Vanity wash hand basin and close coupled WC with recessed cistern.

EXTERIOR

PARKING

Allocated parking space.

GARDEN

Communal gardens to the rear with bike rack and bin store.

SERVICES

Mains electricity, gas, water and drainage.

TENURE

Leasehold- 250 years from 5 July 2019.

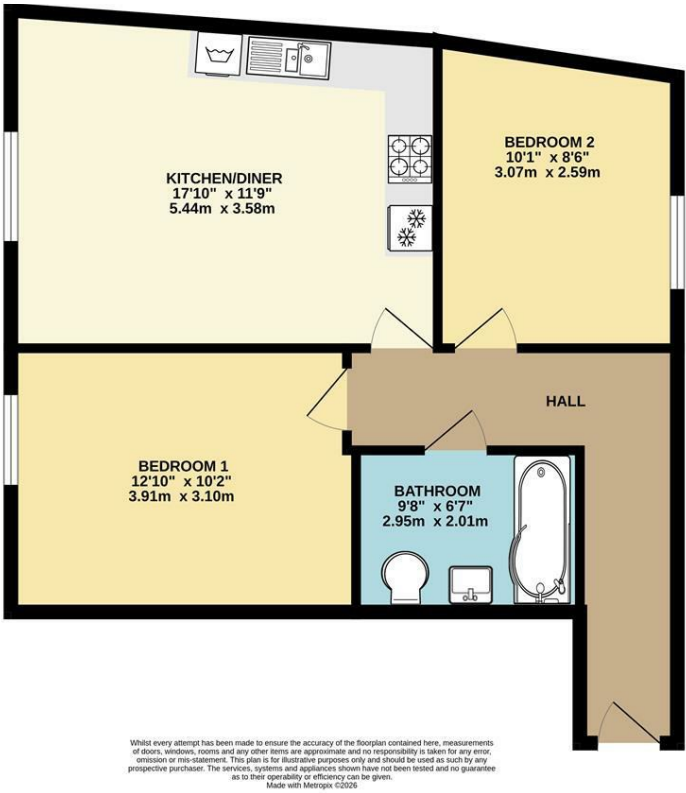
LEASE CHARGES

Approximate service charge is £824.55 twice yearly

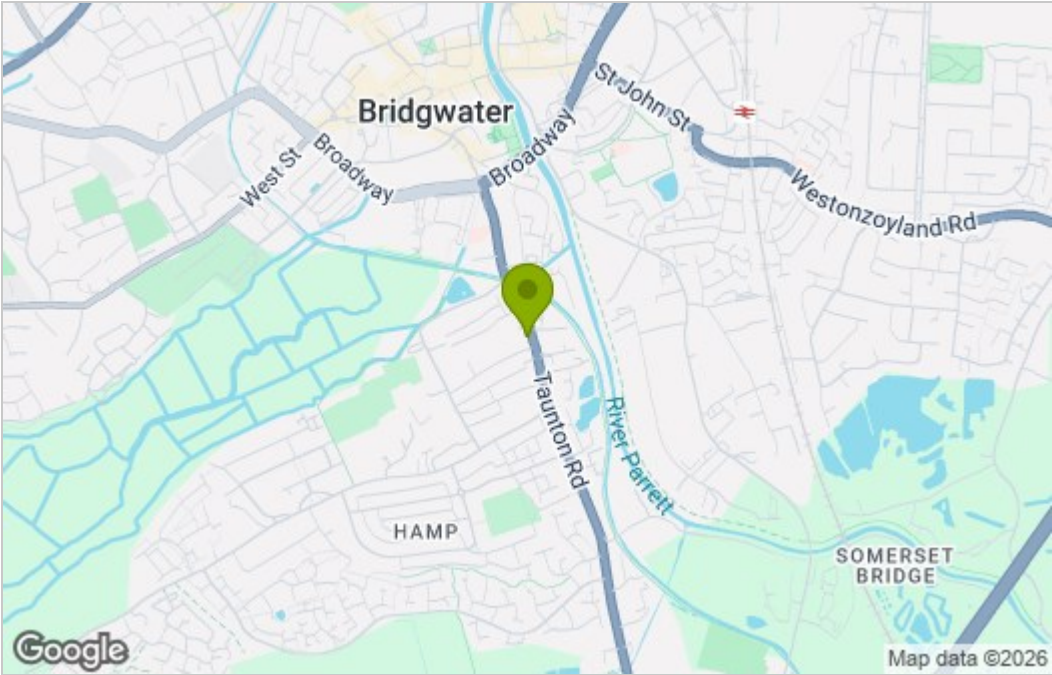
Approximate ground rent is £62.50 twice yearly

Floor Plan

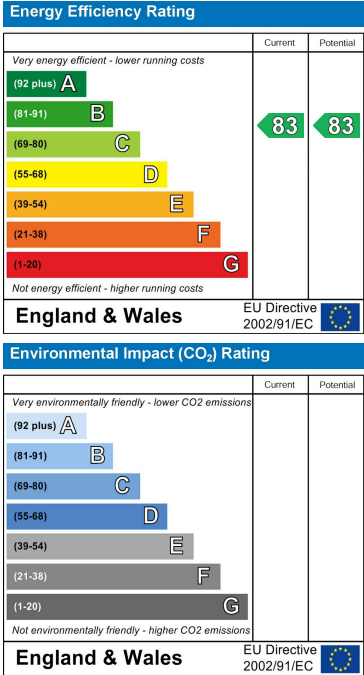
GROUND FLOOR



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.