





Glebe Crescent, MINEHEAD, TA24 5SN

fox & sons

welcome to

Green Sleeves, 3 Glebe Crescent, MINEHEAD

This well presented spacious, attractive four-bedroom detached family residence located on the highly sought-after North Hill side of Minehead. The property enjoys spectacular far reaching coastal and countryside views, generous accommodation, landscaped gardens, and a double garage.













Double Glazed Front Door
Leading to

Entrance Porch
With double glazed window to front, tiled flooring, light, door to

Reception Hall
12' 8" x 7' 9" (3.86m x 2.36m)
Double glazed window to rear, fitted carpet, radiator, telephone point, built in cupboard, doors to

Cloakroom
Double glazed window to rear, pedestal wash hand basin, low level WC, vinyl flooring, radiator.

Bedroom One
16' 7" x 11' 8" (5.05m x 3.56m)
Double glazed window to front, fitted carpet, telephone point, radiator, door to

Ensuite Bathroom
Double glazed window to rear, a modern fitted suite comprising shower cubicle, vanity wash hand basin with drawers under, low level WC, panelled bath with mixer tap, heated towel rail, Aqua panelling, inset ceiling spotlights, tiled flooring.

Landing
With fitted carpet, built in cupboard, doors to

Lounge
19' 8" x 15' max (5.99m x 4.57m max)
A dual aspect room with double glazed windows to side and front enjoying fantastic far reaching coastal views, feature brick fireplace, fitted carpet, radiator, TV point.

Kitchen/Dining Room
19' 7" x 12' (5.97m x 3.66m)
Double glazed windows to sides, double glazed sliding patio door to the rear garden, radiator, wooden flooring. The Kitchen Area comprises tiled flooring, a range of fitted base and wall units, granite worktop surfaces, inset one and one half bowl sink unit with mixer tap, integrated double oven, inset electric hob with stainless steel cooker hood over, granite splashbacks, integrated dishwasher, integrated fridge, display cabinets.

Utility Room
9' 9" x 8' 8" (2.97m x 2.64m)
Double glazed door to garden, double glazed window to side, a range of fitted base and wall units, worktop surfaces, stainless steel sink unit, space and plumbing for washing machine, space for fridge freezer, space for tumble dryer, vinyl flooring, radiator, tiled splashbacks, wall mounted gas fired boiler.

Landing
A split landing with fitted carpet, staircase to bedrooms three and four, built in airing cupboard, access to roof space, doors to

Bedroom Two
11' 9" x 11' 5" (3.58m x 3.48m)
Double glazed skylight windows to front and rear, fitted carpet, radiator, door to

Study
11' 5" x 6' 4" max (3.48m x 1.93m max)
Double glazed skylight window to rear, fitted carpet, access to roof space, radiator.

Bedroom Three
13' 6" x 11' 9" (4.11m x 3.58m)
Double glazed windows to front enjoying fantastic far reaching coastal and inland views, double glazed skylight windows to side, fitted carpet, radiator.

Bedroom Four
11' 11" x 11' 9" (3.63m x 3.58m)
Double glazed window to rear, double glazed skylight windows to side, radiator, fitted carpet.

Bathroom
Double glazed skylight windows to side, fitted carpet, a fitted suite comprising panelled bath with shower unit over and fitted shower screen, pedestal wash hand basin. low level WC, shaver point, tiled surrounds, radiator.

Outside
The property is approached via a driveway providing for off road parking and access to the integral double garage. The gardens are a particular feature of the property and have been landscaped to provide areas laid to lawn with wonderful views over the property towards the coast and two patio areas, both enjoying a good degree of privacy and lovely views.

Double Garage
17' 5" x 15' 11" (5.31m x 4.85m)
With up and over door, light and power.

Location
The property is situated within the pretty coastal resort of Minehead, known as the gateway to Exmoor and the start of The South West Coast Path. Minehead offers a good range of day to day amenities, a hospital and schools for all ages including a sixth form college. The rolling hills of Exmoor, Quantock Hills and Brendon Hills are all within easy motoring distance as are the sandy beaches at Blue Anchor. The county town of Taunton is some 24 miles to the south and offers a further range of high street shops, public and state schools and great access links to both the M5 and A303. A direct train link to London Paddington is available from Taunton station in approximately two hours.

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Green Sleeves, 3 Glebe Crescent, MINEHEAD

- Sought After North Hill Position - Fantastic Far Reaching Views
- Well Presented Detached Family Residence
- Spacious Accommodation - Four Bedrooms
- Gas Central Heating - Double Glazing
- Landscaped Garden - Double Garage & Off Road Parking

Tenure: Freehold EPC Rating: D
Council Tax Band: F

£599,999









Please note the marker reflects the postcode not the actual property

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The Property Ombudsman

Property Ref:
MIH106709 - 0009

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