



£425,000

At a glance...



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**holland
& odam**

33 Feltham Close
Wells
Somerset
BA5 2GH

TO VIEW

55, High Street, Wells,
Somerset BA5 2AE

01749 671020

wells@hollandandodam.co.uk



Directions

From central Wells take the Wookey Hole Road and continue for c. 1 mile. Take the second left onto the Bishops Green development and into Penleigh Road and then first right into Feltham Close. The property can be found on the right.

Services

Mains electricity, gas, water and drainage are connected. Gas central heating system.

Local Authority

Somerset Council
0300 1232224
somerset.gov.uk

Tenure

Freehold
Estate/Management Charges - £201 per annum



Location

Wells is the smallest city in England and offers a vibrant high street with a variety of independent shops and restaurants as well as a twice weekly market and a choice of supermarkets including Waitrose. Amenities include a leisure centre, independent cinema and a theatre. Bristol and Bath lie c.22 miles to the north and north-east respectively with mainline train stations to London at Castle Cary (c.11 miles) as well as Bristol and Bath. Bristol International Airport is c.15 miles to the north-west. Of particular note is the variety of well-regarded schools in both the state and private sectors in Wells and the surrounding area.

Insight

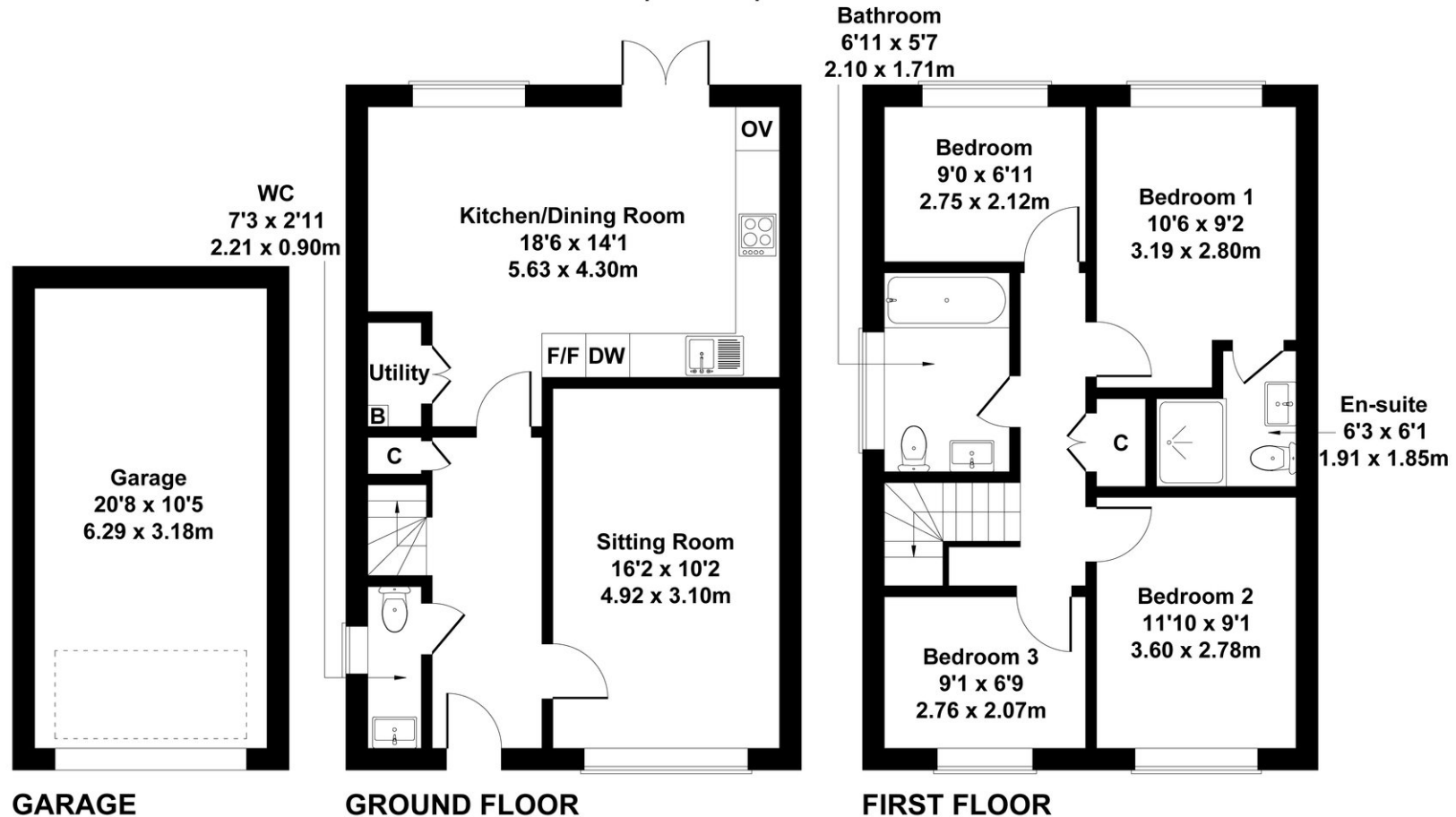
A four bedroom detached house with garage and driveway parking for two vehicles. Spacious kitchen dining room and a separate sitting room. Just seven years old and has the remainder of the NHBC warranty.

- Spacious kitchen dining room with French doors leading out onto the patio and garden. The kitchen is well appointed with integrated appliances - double oven, gas hob, fridge freezer and dishwasher
- Within the kitchen, a large cupboard opens up to a really handy utility space. There is room for a washing machine and a tumble dryer.
- Generous sitting room with ample room for a large sofa and armchairs
- The principal bedroom has a natural recess for a wardrobe. There is also an ensuite shower room
- Bedroom two is a generous double with bedroom three being a smaller double and bedroom four being a good size single.
- The family bathroom comprises bath with shower, toilet and wash handbasin
- Downstairs cloakroom and an under stairs cupboard
- Enclosed rear garden with gated side access
- Driveway parking for two vehicles and a garage with light and power



33 Feltham Close, Wells, BA5 2GH

Approximate Gross Internal Area
1281 sq ft - 119 sq m



Not to Scale. Produced by The Plan Portal 2026
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DISCLAIMER

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title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.

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