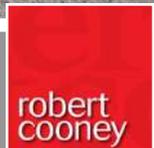




9 Court Hill Taunton TA1 4SX



An immaculately presented, extended and refurbished 4 bedroomed detached house situated in a highly favoured location close to local amenities, within The Castle School catchment and within walking distance of Musgrove Park Hospital with enclosed garden to rear, garage and ample driveway parking.





Features

- Entrance Porch
- Entrance Hall
- Reception Room
- Superb Open Plan Kitchen / Breakfast / Family Room with log burner, double oven, microwave, central island with hob, skylights, integrated washer / dryer, dishwasher, Quooker tap and bi-fold doors to garden
- Utility Room with door to garden
- Cloakroom
- Master Bedroom with fitted wardrobes
- 3 further Bedrooms
- Shower Room
- Enclosed garden to rear with wood store
- Garage and ample driveway parking
- Gas central heating
- Double glazing
- Owned solar panels generating approximately £800 pa
- The Castle School catchment
- Council tax band E
- What3words:
///booth.basket.digit







Court Hill is situated close to local amenities and within a mile of the centre of Taunton, the County Town of Somerset.

The town is a bustling, forward-looking town with excellent amenities, a good selection of independent and high street shops, distinctive restaurants, cafés, a wealth of history and sporting facilities including the County Cricket Ground.

Taunton benefits from a main line railway station linking to London Paddington in less than 2 hours and excellent communications for the M5 motorway at junction 25, situated on the eastern side of the town.

Taunton also offers a good selection of both state and independent schools including Castle School, Taunton School, King's and Queen's Colleges and Richard Huish Sixth Form College.



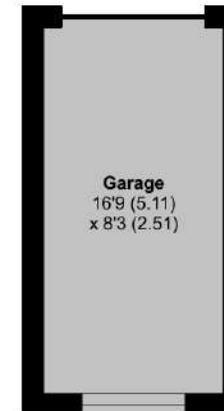
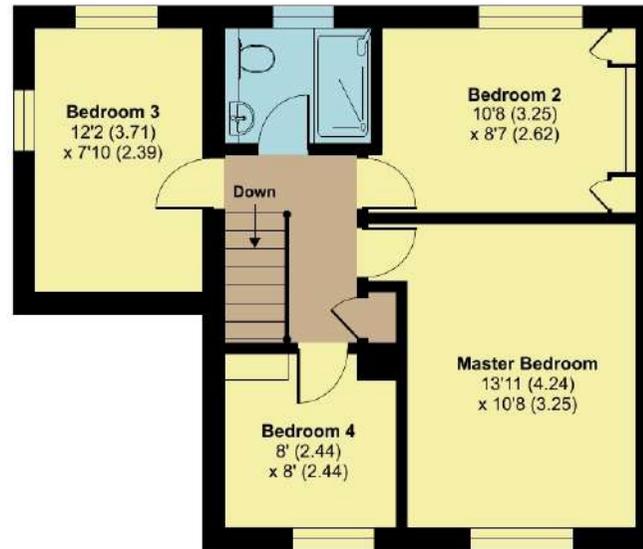
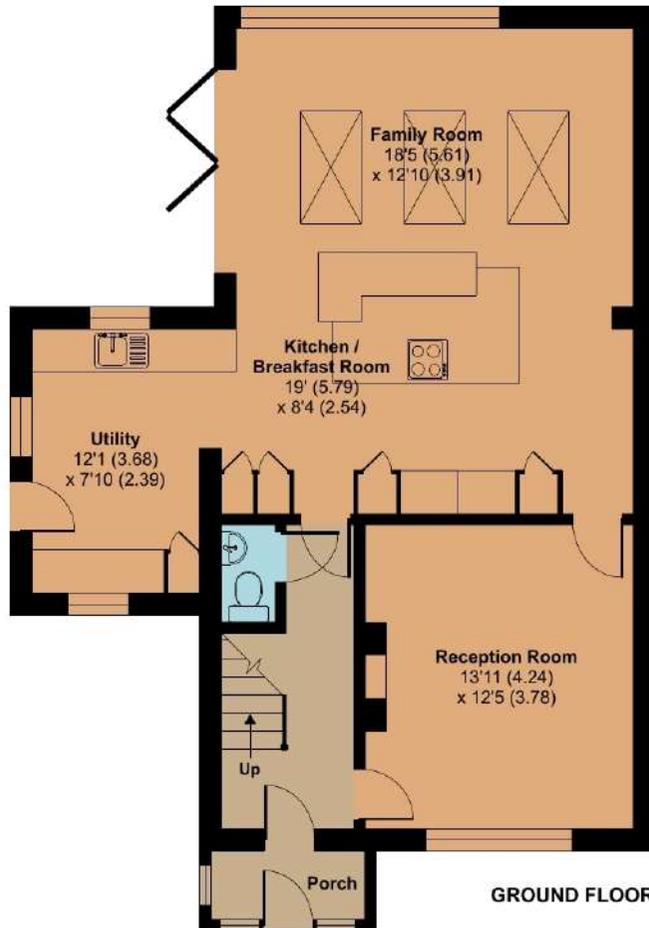
9 Court Hill, Taunton, TA1 4SX

Approximate Area = 1382 sq ft / 128.3 sq m

Garage = 142 sq ft / 13.2 sq m

Total = 1524 sq ft / 141.5 sq m

For identification only - Not to scale



Viewing strictly through the selling agents:

Robert Cooney

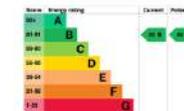
Corporation Street, Taunton,
Somerset TA1 4AW

Telephone 01823 230 230

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Website robertcooney.co.uk

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Robert Cooney. REF: 1405895



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**

