





£185,000

To View:

Holland & Odam

30 High Street, Glastonbury

Somerset, BA6 9DX

01458 833123

glastonbury@hollandandodam.co.uk



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Energy
Rating

D

Council Tax Band C



Services

Mains electricity, water and drainage are connected. Electric room heaters

Local Authority

Somerset Council

03001232224

somerset.gov.uk

Tenure

Freehold

Service/Maintenance Charges £2,640

Buildings Insurance: TBC

Car parking: £90 PA

Directions

On entering Glastonbury from Street/Bridgwater (A39) at the Wirral Park roundabout (B & Q on the left) take the third exit into Street Road. Continue, passing Morrisons Supermarket on the left, and at the mini-roundabout turn left into Magdalene Street. After approximately 150 metres the entrance to Heritage Court will be found on the left opposite the car park for the Abbey Ruins.

Description

Beautifully renovated two-bedroom semi-detached retirement home for the over 55s, ideally situated opposite the Abbey Ruins and within easy walking distance of Glastonbury town centre. Offering a stylish shaker-style kitchen with quartz worktops, spacious lounge/dining room opening onto communal gardens, two bedrooms, and modern shower room.

The property has been thoughtfully renovated by the current owners, creating a stylish and comfortable home. An entrance porch leads into the welcoming hallway, where there is a useful ground floor cloakroom and storage cupboard. The spacious lounge/dining room provides an excellent space for both relaxing and entertaining, with stairs rising to the first floor and a glazed door opening directly onto a patio and the attractive communal gardens beyond, while flooding the room with plenty of natural light.

The kitchen has been tastefully refitted with a range of modern shaker-style wall and base units, beautifully complemented by quartz worktops and integrated cooking appliances including hob and extractor fan. To the first floor are two well-proportioned bedrooms, both benefiting from built-in wardrobes, together with a contemporary shower room fitted with a modern walk-in shower, WC and wash hand basin.

Location

Heritage Court is a purpose built retirement complex for the over 55s located in the centre of Glastonbury within easy walking distance of all amenities. Renowned for historic and mythical associations with the famous Tor and Abbey Ruins, Glastonbury is 6 miles from the Cathedral City of Wells and some 2 miles from Street which has more comprehensive facilities including Strode Theatre and the complex of shopping outlets in Clarks Village. Access to the M5 can be gained at Dunball (Junction 23) 14 miles distant whilst Bristol, Bath, Taunton and Yeovil are all within commuting distance.





Outside, the property enjoys direct access to the well-maintained communal gardens, providing a peaceful setting to sit and relax.

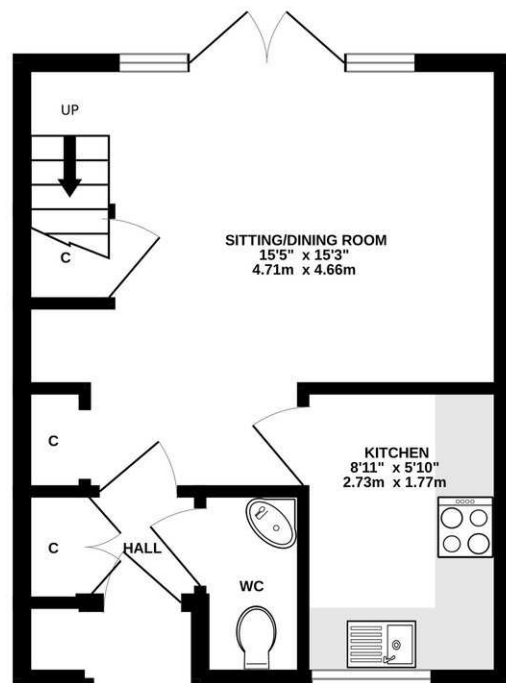
Offering low-maintenance living in an exceptionally convenient location, this attractive retirement home is ideally suited to those seeking comfort, community and easy access to the many amenities and attractions that Glastonbury has to offer.



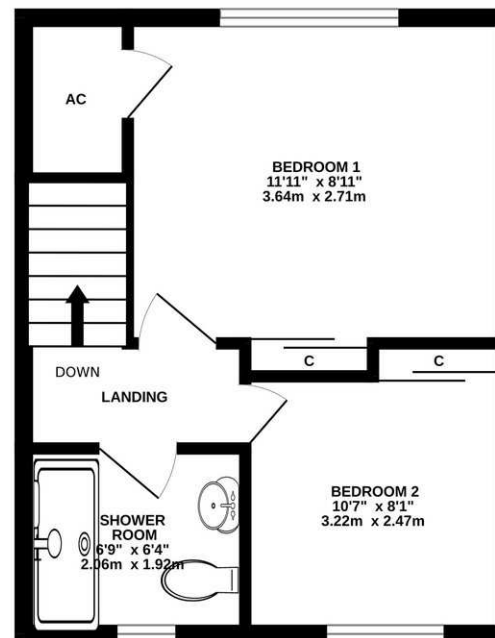
- Beautifully renovated two-bedroom semi-detached retirement home for the over 55s.
- Prime location opposite the Abbey Ruins and just a short walk from Glastonbury town centre.
- Modern kitchen fitted with stylish shaker-style wall and base units with quartz worktops
- Spacious lounge/dining room opening onto a patio and well-maintained communal gardens.
- Two double bedrooms with built-in wardrobes and a modern walk-in shower room.
- Allocated off-street parking



GROUND FLOOR
292 sq.ft. (27.1 sq.m.) approx.



1ST FLOOR
301 sq.ft. (27.9 sq.m.) approx.



TOTAL FLOOR AREA : 592 sq.ft. (55.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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FINANCIAL SERVICES : Would you like to have the opinion of a fully Independent Financial Adviser who has access to the entire mortgage market place and could help you consider all aspects of financing your proposed purchase? If so, please ring us on 01458 833123 and we can arrange a free consultation for you at a time and a place to suit you with The Levels Financial. *

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