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Tenure: The property is offered for sale freehold by private treaty with vacant possession on completion.
Services: Mains water, mains electricity, mains drainage, electric central heating.
Local Authority: Somerset Council, County Hall, The Crescent, Taunton, Somerset, TA1 4DY
Property Location: //sector:spuntoys
Council Tax Band: B
Broadband Availability: Ultrafast with up to 1800 Mbps download speed and 220 Mbps upload speed.
Mobile Phone Coverage: Check: <https://www.ofcom.gov.uk/mobile-coverage-checker>
Flood Risk: Rivers & Sea - Very Low, Surface Water - Very Low.

GENERAL REMARKS AND STIPULATIONS:



49 Alfred Street
 Taunton, Somerset, TA1 3HY
 £200,000 Freehold

3 2 2 F EPC

Wilkie May & Tuckwood

Floor Plan

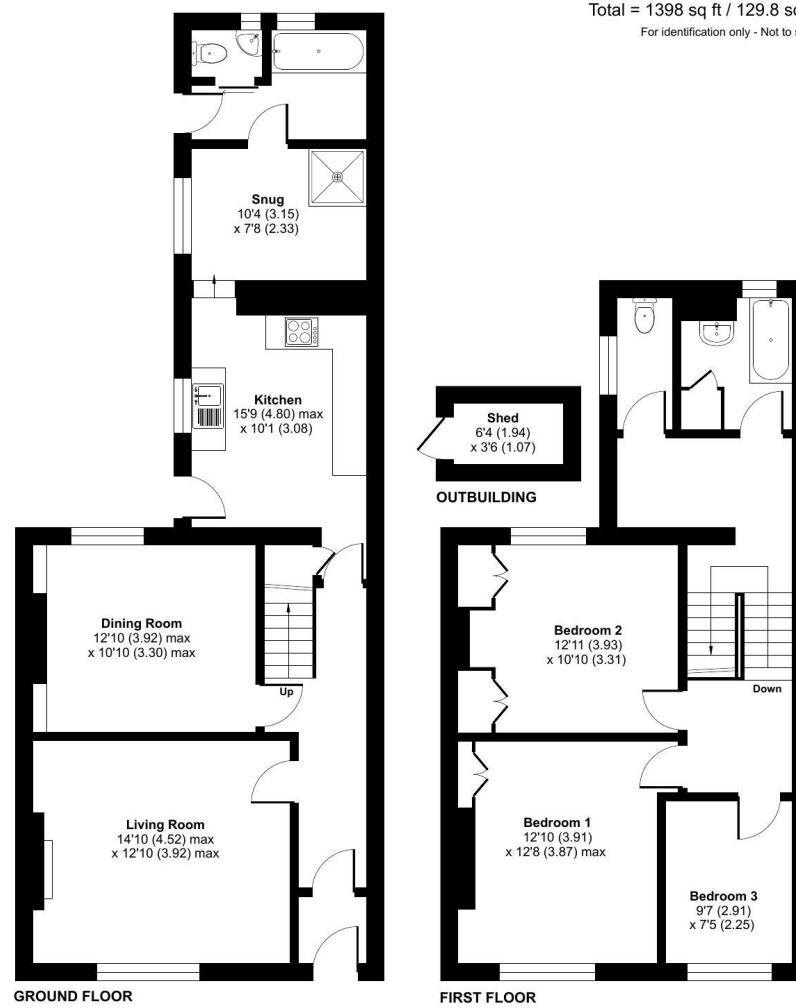
Alfred Street, Taunton, TA1

Approximate Area = 1376 sq ft / 127.8 sq m

Outbuilding = 22 sq ft / 2 sq m

Total = 1398 sq ft / 129.8 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © rlxhocom 2026. Produced for JREA Ltd TA Wilkie May & Tuckwood, Taunton. REF:1457472

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Description

- Three Bedrooms
- Victorian Mid Terrace House
- Electric Heating
- Part Double Glazed
- Modernisation Required
- Enclosed Rear Garden
- Off Road Parking
- Town Centre Location

A three bedroom, Victorian mid terrace house situated close to the Taunton town centre. The property requires modernisation throughout and offers accommodation which is arranged over two floors. There is a good size, enclosed garden to the rear and the benefit of a driveway providing off road parking for one vehicle. This property is part double glazed and warmed via electric heaters. An ideal project property with plenty of potential.



The accommodation comprises in brief; front door leading into the entrance hallway with stairs rising to the first floor and doors leading into the living room, dining room and kitchen. The living room is situated at the front of the property and benefits from a double glazed window providing aspect to the front, along with an electric fire and surround. The dining room overlooks the rear garden and features built in storage cupboards either side of the chimney breast. The kitchen is fitted with a selection of wall and base storage units with work surfaces above, a sink with hot and cold mixer tap, space for a cooker and space for a fridge/freezer. A door provides access into the rear garden, whilst a further opening leads into a useful ground floor utility room. The utility room offers additional work surfaces, space and

plumbing for a washing machine, access into a ground floor cloakroom with low level WC and shower cubicle, as well as a further door leading outside. On the first floor there are three bedrooms, two of which are good size doubles. The family bathroom comprises a panelled bath and wash hand basin, with a separate WC. Externally, the rear garden is a good size and is laid predominantly to low maintenance patio. There is also a shed, outside tap and outside lighting. To the rear of the garden there is an additional area of outside space with pedestrian rear access, although this area is currently heavily overgrown and inaccessible. To the front of the property there is a driveway providing off road parking for one small vehicle.

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