



**Riverside, Beaminster DT8 3NJ**

**welcome to**

**Riverside, Beaminster**

A well presented semi-detached bungalow set in a popular residential area in the town of Beaminster. The property offers accommodation briefly comprising entrance hall, two reception rooms, kitchen, two bedrooms and shower room, Outside there is driveway parking and an enclosed rear garden.



### Entrance Hall

Double glazed door to side. Airing cupboard with radiator. Radiator.

### Living Room

13' 9" x 12' ( 4.19m x 3.66m )

Single glazed doors into dining room. Cupboard. TV point. Radiator.

### Dining Room / Sun Room

14' 10" x 12' 2" max ( 4.52m x 3.71m max )

Side and rear aspect double glazed windows. Double glazed door to side. Wall lights. Steps up into living room via single glazed doors.

### Kitchen

10' 9" x 6' 7" ( 3.28m x 2.01m )

Rear aspect double glazed window. Double glazed door to side. Fitted base and wall units. Work surfaces incorporating a one and a half bowl sink and drainer. Part tiled. Built-in electric double oven and hob with cooker hood over. Space and plumbing for washing machine and tumble dryer. Boiler.

### Bedroom 1

14' 9" x 9' 9" ( 4.50m x 2.97m )

Front aspect double glazed window. Wall lights. Radiator.

### Bedroom 2

11' 5" x 6' 10" ( 3.48m x 2.08m )

Front aspect double glazed window. Radiator.

### Shower Room

Side aspect double glazed window. Fitted with a shower cubicle, vanity wash hand basin and WC. Extractor fan. Towel heater.

### Outside

At the front of the bungalow a driveway provides parking for two cars. The enclosed rear garden is laid to patio with steps leading down to a lawn with shrub borders.

### Garage

17' max x 7' 6" ( 5.18m max x 2.29m )

With up-and-over door, power and light connected, and access to loft.



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)



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## Riverside, Beaminster

- Semi-Detached Bungalow
- Two Bedrooms
- Living Room And Dining Room
- Enclosed Rear Garden
- Garage And Driveway Parking
- Popular Location

Tenure: Freehold EPC Rating: C

Council Tax Band: C

offers in excess of

**£250,000**



Please note the marker reflects the postcode not the actual property

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**01460 73421**



[Crewkerne@fox-and-sons.co.uk](mailto:Crewkerne@fox-and-sons.co.uk)



1-3 Market Square, CREWKERNE, Somerset,  
TA18 7LE



**fox-and-sons.co.uk**