



14 HEDGE CLOSE, WEST WICK

OFFERS IN EXCESS OF £230,000

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your local property expert

PROPERTY FEATURES

- NO ONWARD CHAIN
- TWO DOUBLE BEDROOMS
- OFF STREET PARKING AND GARAGE
- SPACIOUS AND VERSATILE
- SOUGHT-AFTER LOCATION
- FREEHOLD PROPERTY

14 HEDGE CLOSE, BS22 6DW



Offered with no onward chain, off street parking, and a garage en bloc, this well presented two bedroom home presents an excellent opportunity for first time buyers, downsizers, and investors alike.

Bright and airy throughout, the accommodation begins with a welcoming entrance hall leading through to the spacious front aspect lounge. To the rear, the well appointed kitchen diner offers ample space for both cooking and dining, with French windows opening directly onto the rear garden, creating an ideal setting for everyday living. The kitchen also benefits from a useful understairs storage cupboard.

Upstairs, the landing gives access to two bedrooms and the family bathroom. The generous principal bedroom enjoys the added benefits of a fitted wardrobe, useful storage cupboard, and its own ensuite shower room, while the second bedroom is a comfortable single overlooking the rear garden. The family bathroom is fitted with a three piece suite comprising a bath with shower over, wash hand basin, and WC.

Outside, the south facing rear garden is predominantly paved, creating a low maintenance outdoor space to enjoy throughout the year. To the front, the property benefits from off street parking, while the garage en bloc provides additional parking or storage.

LOCATION

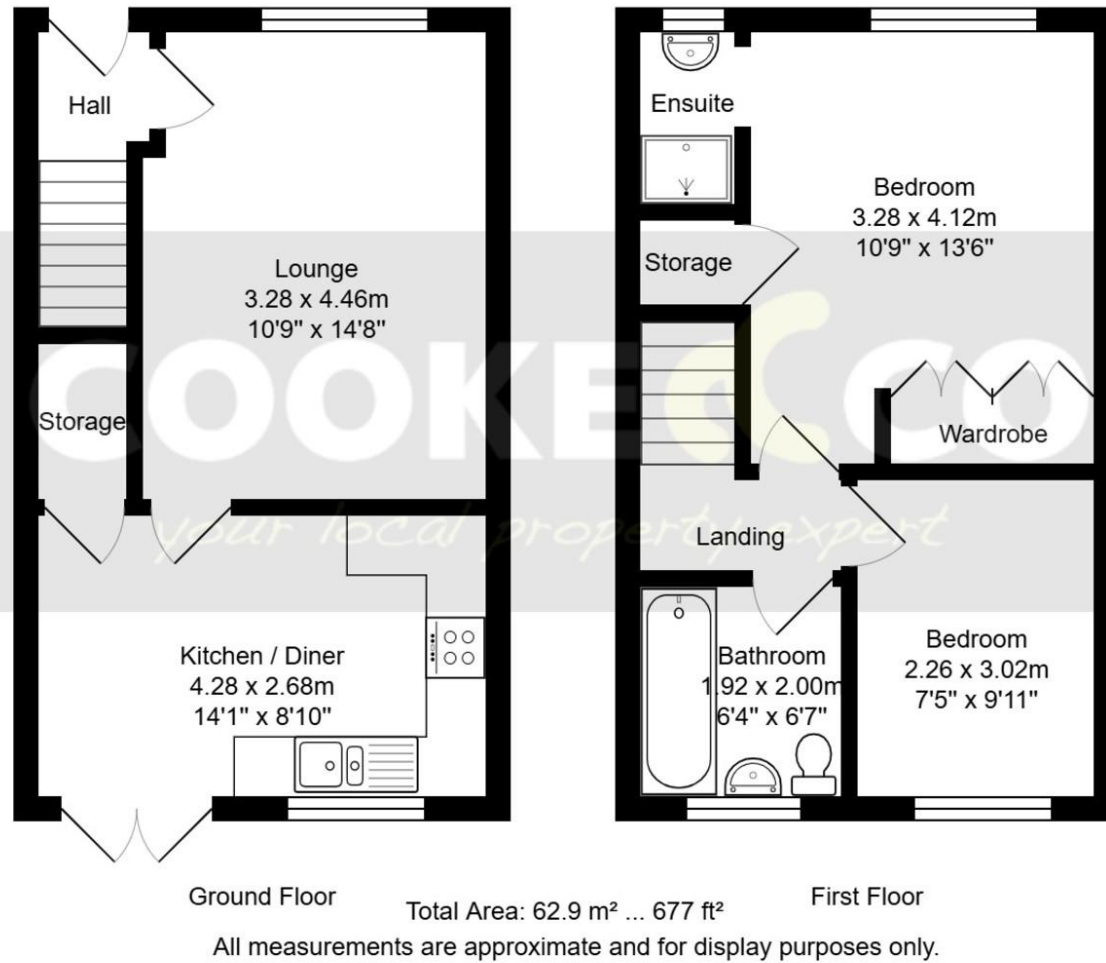
West Wick is one of Weston super Mare's most sought after modern developments, offering an excellent balance of convenience and community. Ideally positioned for commuters, the area enjoys easy access to the M5, Worle Parkway railway station, and a range of nearby bus routes, making travel to Bristol, Exeter, and beyond straightforward. Families are well served by highly regarded schools, while a selection of supermarkets, shops, cafés, and leisure facilities are all within easy reach. The nearby St Georges and Worle High Street provide a variety of everyday amenities, with open green spaces adding to the area's appeal.

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Combining modern homes with excellent transport links and a well established neighbourhood feel, West Wick is an ideal location for families, professionals, and those looking to enjoy a convenient lifestyle.



Council Tax:
Band B
Local Authority:
North Somerset District Council



Score	Energy rating	Current	Potential
92+	A		
81-91	B		90 B
69-80	C	77 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate, and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

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