



Netherfield, 40 Dunkleys Way Taunton TA1 2LX



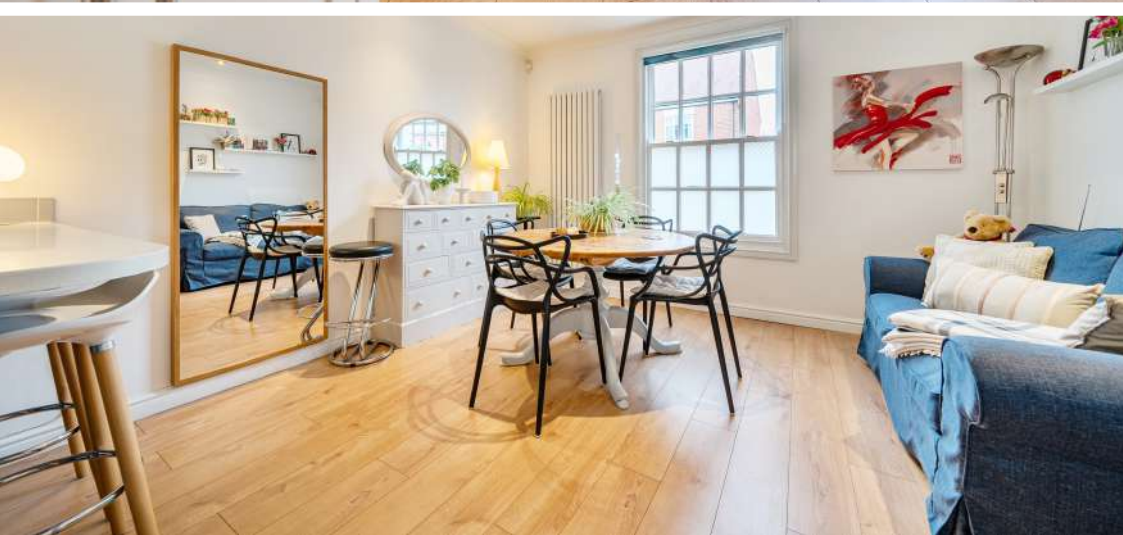
Situated within the highly sought-after Hillyfields development, this immaculate 5 bedroomed, three-storey Georgian-style family home offers beautifully presented and spacious accommodation throughout with enclosed landscaped garden to rear, garage/workshop and gated driveway providing off-road parking for two vehicles.





## Features

- Entrance Hall
- Living Room
- Garden Room with French doors to garden
- Kitchen / Dining Room with French doors to garden
- Utility Room
- Cloakroom
- Master Bedroom on 1<sup>st</sup> floor with fitted wardrobes and Ensuite Shower Room
- 2 further Bedrooms with fitted wardrobes
- Family Bathroom
- 2 further double Bedrooms on 2<sup>nd</sup> floor
- Shower Room
- Useful Store
- Enclosed landscaped garden to rear
- Garage / Workshop
- Private gated driveway with parking for 2 vehicles
- Gas central heating
- Double glazing
- Council tax band F
- What3words:  
///smoke.polar.zapped







Dunkleys Way is located 1.2 miles from the centre of Taunton, the County Town of Somerset.

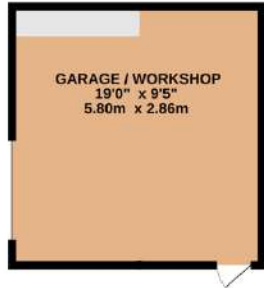
The town is a bustling, forward-looking town with excellent amenities, a good selection of independent and high street shops, distinctive restaurants, cafés, a wealth of history and sporting facilities including the County Cricket Ground.

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.

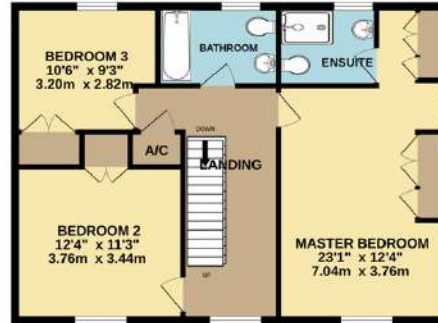
Taunton also offers a good selection of both state and independent schools including Bishops Fox's School, Taunton School, King's and Queen's Colleges and Richard Huish Sixth Form College.



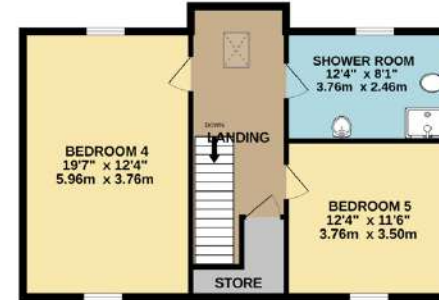
GROUND FLOOR  
1254 sq.ft. (116.5 sq.m.) approx.



1ST FLOOR  
732 sq.ft. (68.0 sq.m.) approx.

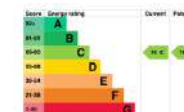


2ND FLOOR  
633 sq.ft. (58.8 sq.m.) approx.



TOTAL FLOOR AREA : 2619 sq.ft. (243.3 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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Viewing strictly through the selling agents:

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cooney**

