



Heathfield

Charlton Road, Creech Heathfield, Taunton, Somerset, TA3 5EJ

James
Gray

ESTATE AGENTS

A South facing and spacious semi-detached home, offering scope for improvement and standing in a large plot of about 0.38 acres, with useful outbuildings and enjoying a delightful tucked away location in a no-through road. No onward chain



Key features

- 3 large reception rooms all enjoying a lovely southerly aspect
- Kitchen/breakfast room with door to rear garden and attached garage, offering scope to enlarge the living accommodation (STP)
- Ground floor and first floor bathrooms
- 4 double bedrooms
- Oil-fired central heating and double glazing
- Large plot of 0.38 acres, offering potential to extend subject to planning
- Outbuildings including large detached double garage.
- Large driveway providing ample parking
- Attractive location in a no-through road
- No onward chain

Services

Mains electric, water and drainage. Oil fired central heating

EPC

F (38)

Council Tax

Band E





Heathfield, Charlton Road, Creech Heathfield, Taunton, TA3

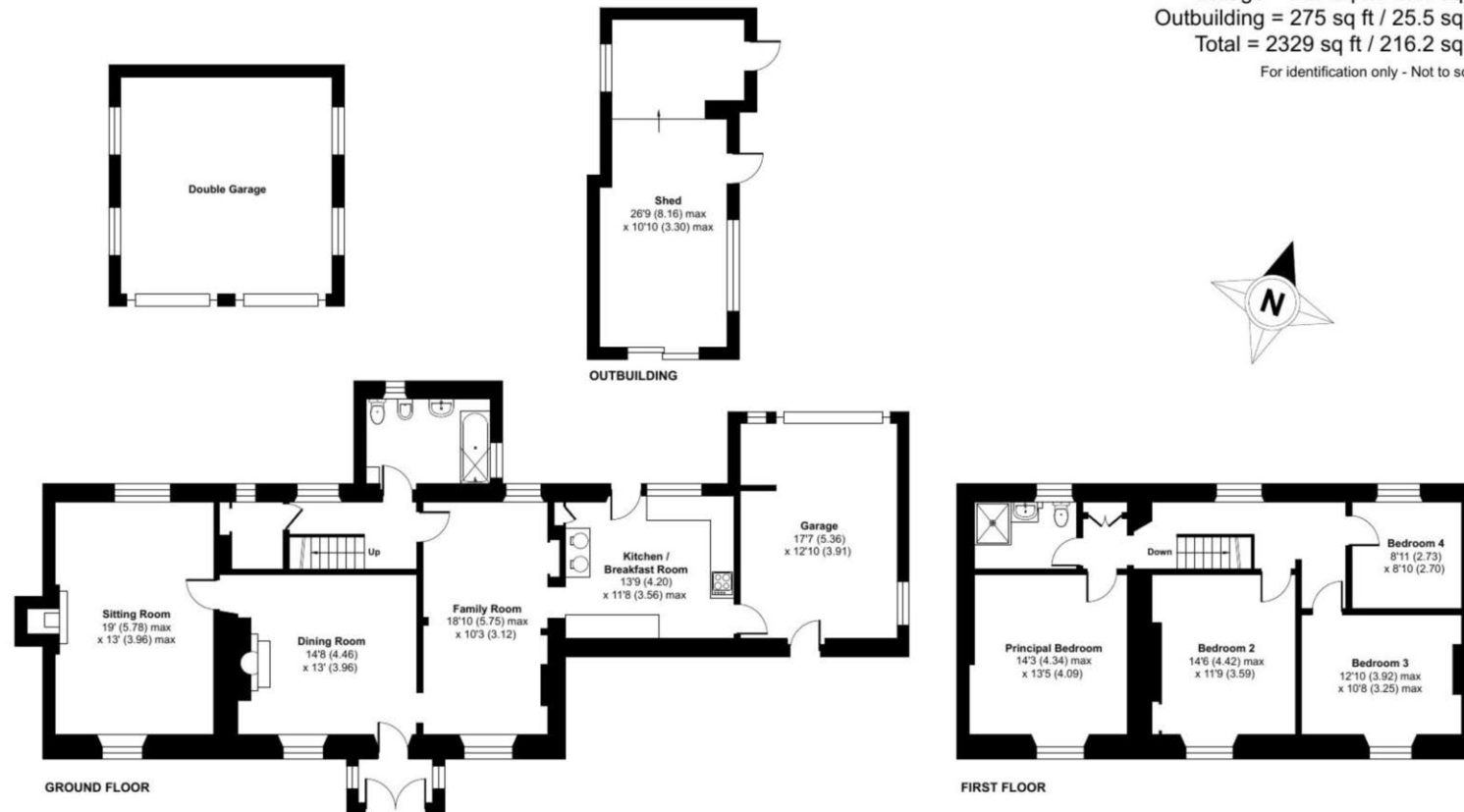
Approximate Area = 1828 sq ft / 169.8 sq m (excludes double garage)

Garage = 226 sq ft / 20.9 sq m

Outbuilding = 275 sq ft / 25.5 sq m

Total = 2329 sq ft / 216.2 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). © nichcom 2026. Produced for James Gray. REF: 1519821

We routinely refer potential sellers and purchasers to local and national law firms to carry out the conveyancing. It is their decision whether they choose one of these law firms. In making that decision, it should be known that we receive a payment benefit of £125.00 per transaction.

These particulars are not to form part of a Sale Contract owing to the possibility of errors and/or omissions. Prospective purchasers should therefore satisfy themselves by inspection or otherwise as to their correctness. All fixtures, fittings, chattels and other items not mentioned are specifically excluded unless otherwise agreed within the Sale Contract documentaries or left in situ and gratis upon completion. The property is also sold subject to rights of way, public footpaths, easements, wayleaves, covenants and any other matters which may affect the legal title. The Agent has not formally verified the property's structural integrity, ownership, tenure, acreages, estimated square footage, planning/building regulations status or the availability/operation of services and/or appliances. Therefore prospective purchasers are advised to seek validation of all the above matters prior to expressing any formal intent to purchase.

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