



GIBBINS RICHARDS
FOR SALE
01823 535858
Making home moves happen

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2 Francis Close, Creech Heathfield, Taunton TA3 5EL

£375,000

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Much improved detached bungalow * Cul-de-sac position * Flexible interior

This is a detached bungalow offering much flexibility and space in a popular cul-de-sac position. The property benefits from ample parking.

Tenure: Freehold / Energy Rating: D / Council Tax Band: D

The bungalow is accessed via a central entrance door leading to a main hallway, to the left of which are two bedrooms, the master having an en-suite bathroom and dressing room. There is then a good sized sitting room with log burner and leading to a conservatory and then a kitchen, main shower room and additional dining room/bedroom.

There is a side utility room between the bungalow and the garage and also an additional work from home space/hobbies room behind the garage. The rear garden is in numerous parts and is well enclosed with fencing and has both gravel and lawned areas, as well as an area of decking. The property offers much flexibility.

Total floor area - 1460 sq.ft (135.6 sq.m.) approx.

Level gardens

Ample parking with two driveways

Garage

External studio / hobbies room

Three bedrooms

Sitting room with log burner

Conservatory

Flexible detached bungalow



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Entrance Hall
 Sitting Room
 Conservatory
 Kitchen
 Side Utility Room
 Dining Room/Bedroom
 Bedroom 1
 En-suite
 Dressing Room
 Bedroom 2
 Shower Room
 Outside

Leading to;
 15' 9" x 11' 10" (4.80m x 3.60m) Log burner and sliding doors to;
 16' 8" x 11' 10" (5.08m x 3.60m) maximum.
 18' 10" x 9' 6" (5.74m x 2.89m) Including cupboards and chimney breast.
 14' 11" x 3' 4" (4.54m x 1.02m) widening to 5' 6"
 8' 8" x 7' 10" (2.64m x 2.39m)
 12' 11" x 11' 10" (3.93m x 3.60m)
 8' 5" x 7' 6" (2.56m x 2.28m) Four piece suite with shower cubicle and rolled top bath.
 7' 7" x 3' 9" (2.31m x 1.14m)
 12' 11" x 8' 5" (3.93m x 2.56m)
 8' 9" x 5' 6" (2.66m x 1.68m)
 Single garage. Studio room behind the garage 9' 11" x 7' 9" (3.02m x 2.36m) and also a store shed 6' 4" x 4' 4" (1.93m x 1.32m). To the front of the property there is a driveway to either side of the front garden providing ample parking behind secure gates. To the rear is an enclosed and level garden with one area of raised decking and various gravel areas, an outdoor chiminea and various store sheds.



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GROUND FLOOR
1460 sq.ft. (135.6 sq.m.) approx.



TOTAL FLOOR AREA : 1460 sq.ft. (135.6 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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