



24 Seabrook Road, Weston-Super-Mare, BS22 8JE

£450,000

*** BIT OF A 1-OFF HERE *** FABULOUSLY UPDATED AND IMPROVED, 4 BEDROOM SEMI-DETACHED FAMILY HOME IN AN EXTREMELY DESIRABLE ROAD, WITHIN WESTON-SUPER-MARE *** UNIQUE AND EXTENSIVE PLOT WITH A SPECTACULAR GARDEN, WOODEN TERRACE, OFF STREET PARKING AND A GARAGE *** LIVING ROOM *** SITTING ROOM *** DINING ROOM *** LARGE KITCHEN AND FAMILY ROOM *** DOWNSTAIRS SHOWER ROOM *** SPACIOUS FIRST FLOOR LANDING *** FOUR DOUBLE BEDROOMS *** FAMILY BATHROOM WITH SHOWER *** EPC - TBC *** COUNCIL TAX BAND - D ***



Approximate total area⁽¹⁾
1388 ft²

Balconies and terraces
105 ft²



(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
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