Natasha Howarth

ESTATE AGENTS

33 Anson Way, Bridgwater, TA6 3TB

£95,000

A spacious and beautifully refurbished one-bedroom ground floor retirement apartment for the over-55s, quietly tucked away within a sought-after and well-maintained development just a short, level walk from the town centre. Offered for sale with no onward chain, this superb apartment has been comprehensively modernised throughout and is presented in true move-in condition.

The extensive refurbishment includes new electric heating, upgraded electrics, replacement windows and doors, new flooring throughout, a stylish contemporary shower room, and complete redecoration, creating a bright, comfortable home finished to a high standard.

Residents enjoy access to a range of excellent communal facilities, including a welcoming residents' lounge, launderette, beautifully maintained communal gardens and resident parking, offering an ideal balance of independence and community living.

The generously proportioned accommodation briefly comprises an entrance hall, a light and spacious sitting room, a well-appointed fitted kitchen, a generous double bedroom, and a beautifully refitted modern shower room.

Entrance
Via communal door and hallway to own front door.

Hallway
Storage cupboard , airing cupboard housing 'hyco' water tank, electric radiator, security entry phone and access to the lounge, bedroom and shower room.

Lounge
Double glazed window to front aspect. Two electric radiators, opening to kitchen.

Kitchen
Front aspect double glazed window. Fitted with a range of white wall, base & drawer units with roll top work surfaces over with stainless steel sink and drainer unit inset. Built in electric oven and hob with concealed extractor fan over. Integrated fridge. Partially tiled walls.

Bedroom
Double glazed window to rear aspect. Electric radiator.

Shower Room
Obscure rear aspect double glazed window. Fitted with a three piece suite comprising large shower cubicle with shower over, vanity wash hand basin and close coupled WC with push button flush. Partially tiled walls, heated towel rail.

Extreior
Communal gardens and residents parking.

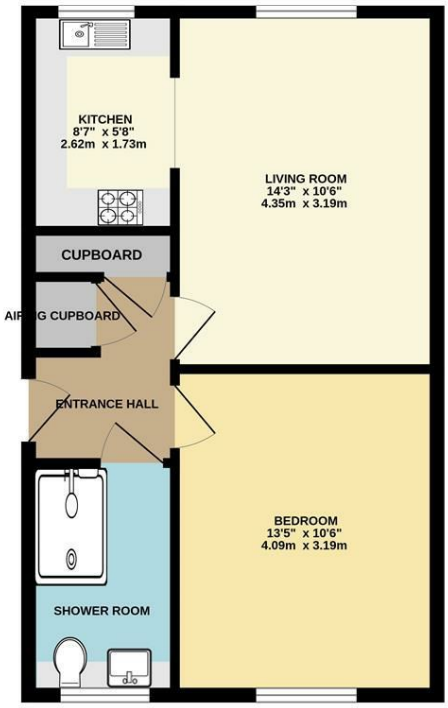
Tenure
999 years from 25/12/1981
The Ground Rent is £50 per annum and the Service/Maintenance Charges are £2,588 per annum

Services
Mains water , electricity & drainage.

NB
We understand Anson Way is fitted with a Bristol Care Line system to most properties within the complex. However, you will need to contact them directly to set this up at the property, further information can be sought via your legal representative.

Floor Plan

GROUND FLOOR



ANSON WAY, BRIDGWATER

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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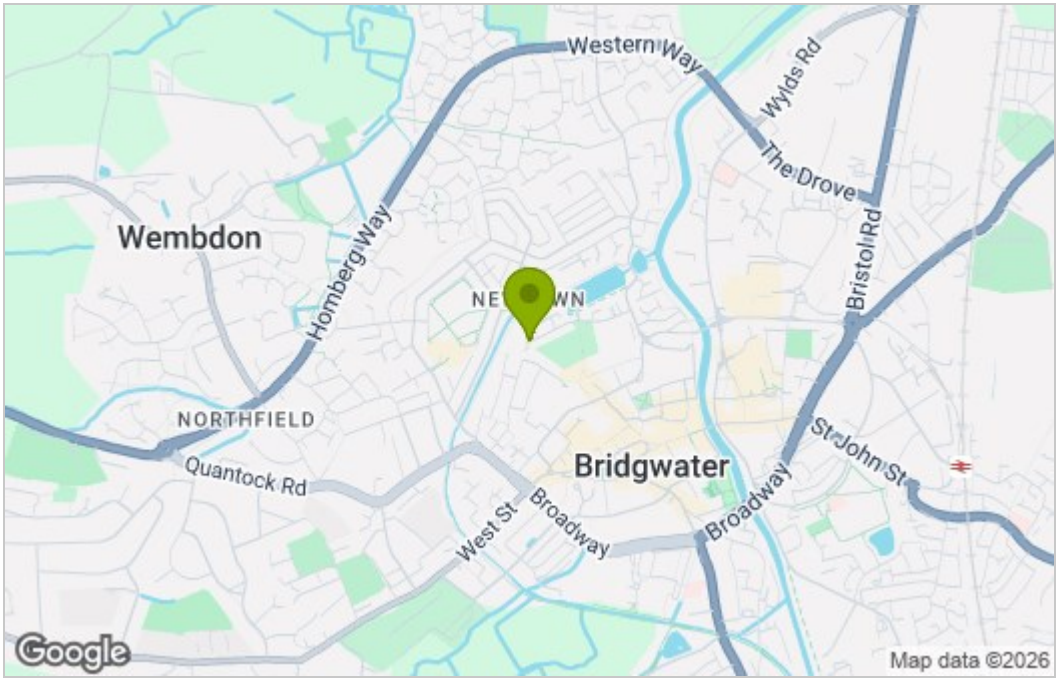
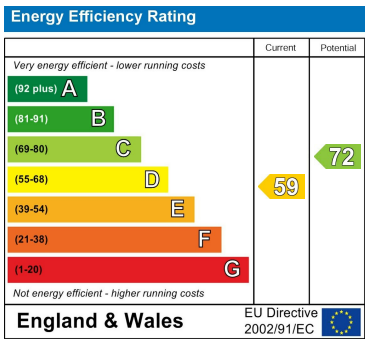
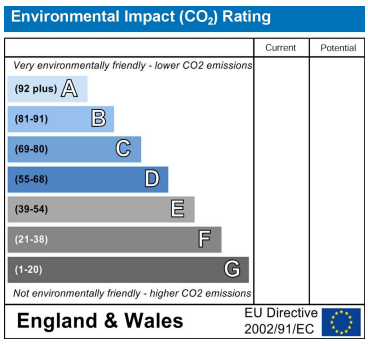
Area Map



Energy Efficiency Graph





For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. The agent has not tested any appliances or services, heating systems etc so cannot verify if they are in working order, nor have we carried out a survey. Room sizes should not be relied upon for carpets and furnishings, if there are important matters which are likely to affect your decision to buy, please contact us or obtain verification from your Solicitor or Surveyor.
References to the Tenure of a Property are based on information supplied by the Seller.