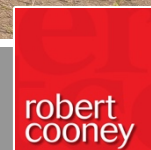




64 Killams Crescent Taunton TA1 3YB

£425,000





A well presented 4 bedroomed detached house occupying a corner plot in this quiet cul-de-sac location 1.5 miles to the South of the town centre with 3 reception rooms, enclosed garden to rear, garage and driveway parking. No onward chain.

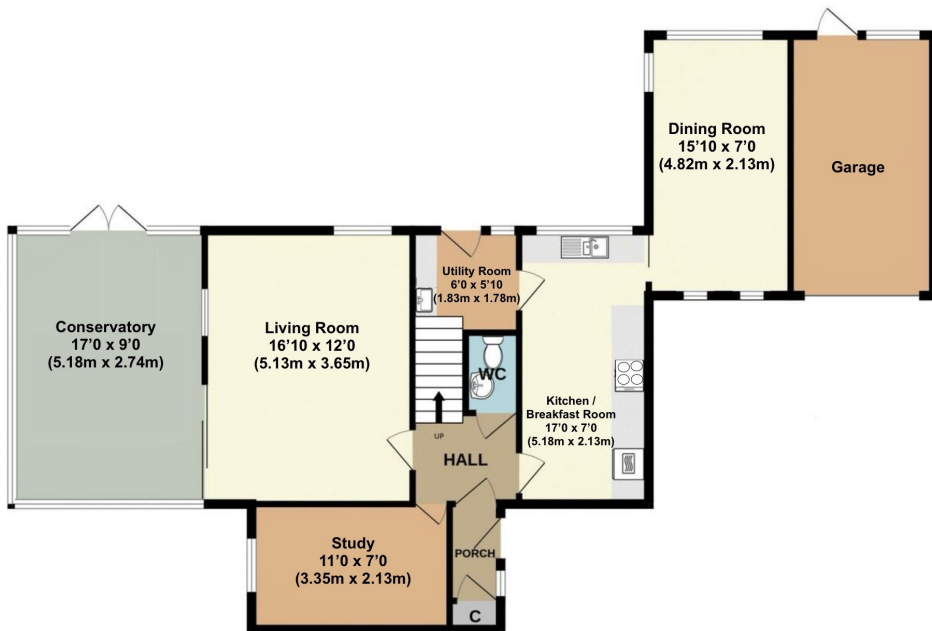




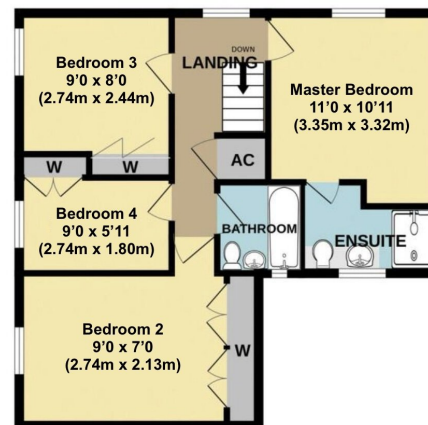
Features

- Entrance Porch
- Entrance Hall
- Living Room
- Kitchen / Breakfast Room
- Dining Room
- Kitchen / Breakfast Room
- Utility Room with door to garden
- Study
- Conservatory with French doors to garden
- Cloakroom
- Master Bedroom with Ensuite Shower Room
- 3 further Bedrooms with fitted wardrobes
- Family Bathroom
- Enclosed garden to rear
- Garage with driveway parking
- Gas central heating
- Double glazing
- Council tax band E
- What3words:
[///slide.backup.metro](https://www.what3words.com////slide.backup.metro)

GROUND FLOOR
1064 sq.ft. (98.8 sq.m.) approx.



1ST FLOOR
555 sq.ft. (51.6 sq.m.) approx.



TOTAL FLOOR AREA : 1619 sq.ft. (150.4 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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For clarification, we wish to inform prospective purchasers that: these particulars are set out as a general outline only for the guidance of intended purchasers, and do not constitute, nor constitute part of, an offer or contract; all descriptions, dimensions, references to condition and necessary permission for use and occupation, and other details, are given without responsibility and any intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them; no person in the employment of Robert Cooney has any authority to make or give any representation or warranty whatever in relation to this property; we have not carried out a detailed survey nor tested the services, appliances and specific fittings.

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