

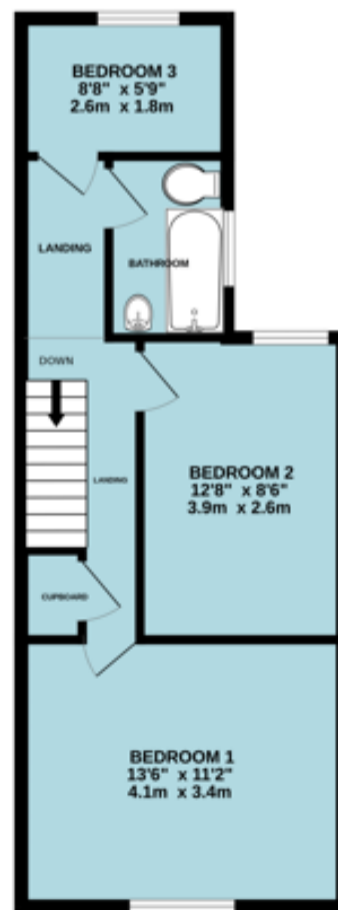


**Gordon Terrace**  
 Bridgwater, TA6  
 £212,000 Freehold

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<b>3</b>	<b>2</b>	<b>1</b>	<b>EPC</b>

**Wilkie May & Tuckwood**

**Floor Plan**



Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, stairs 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.  
 Made with MyPlan 1/2020

# Description

Gordon Terrace is a well presented three bedroom Victorian terrace situated close to the town centre.

- Short walk to the town centre
- Three bedroom Victorian terrace house
- Sitting room with bay window
- Dining room with rear aspect
- Kitchen
- Utility room with separate WC
- Bathroom upstairs
- Patio and garden at the rear
- Off-road parking at the rear
- Viewing comes highly recommended

## THE PROPERTY:

The accommodation comprises an entrance hall, sitting room with a bay window, dining room, a kitchen with a range of base and wall units and space for appliances along with a door giving access to the side of the property, a utility room and a cloakroom.

To the first floor are three double bedrooms with a family bathroom.

Outside – There is on street parking and to the rear the garden has a large patio area with a little fence opening to a lawned garden with a fence and gate opening to off-road parking to the rear.

This would make an ideal first time buyers' home and a viewing of the property comes highly recommended.

## LOCATION:

Situated on the east side of Bridgwater with local shops and amenities close to hand and the town centre only a short walk away. Bridgwater offers a wide and comprehensive range of facilities including retail, leisure and educational amenities, a daily coach service to London Hammersmith and main line links via Bridgwater railway station which is conveniently located approximately a five minute level walk away. A pick up point for Hinkley Point C is also close by.



WM&T

## GENERAL REMARKS AND STIPULATION

**Tenure:** The property is offered for sale Freehold by private treaty.

**Construction:** Traditional construction.

**Services:** Mains water, mains electricity, mains drainage, gas fired central heating.

**Local Authority:** Somerset Council, County Hall, Taunton, Somerset, TA1 4DY

**Council Tax Band:** B

**Broadband Coverage:** We understand that there is ultrafast mobile coverage. The maximum available broadband speeds are: 2000Mbps download and 2000Mbps upload. We recommend you check coverage on [Mobile and Broadband checker - Ofcom](#)

**Mobile Phone Coverage:** Voice and data available with Vodafone. Voice and data limited with EE, and O2.

**Flood Risk: Rivers and sea:** Low risk **Surface water:** Very low risk **Reservoirs:** Likely **Groundwater:** Unlikely

We recommend you check the risks on [Check the long term flood risk for an area in England - GOV.UK \(www.gov.uk\)](#)

**Planning:** Local planning information is available on [Planning Online \(somerset.gov.uk\)](#)



IMPORTANT NOTICE Wilkie May & Tuckwood for themselves and for the vendors of the property, whose agents they are, give notice that: 1. the particulars are intended to give a fair and substantially correct overall description for the guidance of intending purchaser and do not constitute part of an offer or contract. Prospective purchasers and lessees ought to seek their own professional advice. 2. All descriptions, dimensions, areas, reference to condition and necessary permissions for use and occupation and other details are given in good faith, and are believed to be correct, but any intending purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them. 3. No person in the employment of Wilkie May & Tuckwood has any authority to make or give any representations or warranty whatever in relation to this property on behalf of Wilkie May & Tuckwood, nor enter into any contract on behalf of the vendor. 4. No responsibility can be accepted for any expenses incurred by intending purchasers in inspecting properties which have been sold, let or withdrawn. Photographs taken and details prepared in March 2026.

MEASUREMENTS AND OTHER INFORMATION All measurements are approximate. While we endeavour to make our sales particular accurate and reliable, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information with you.

Code of Practice for Residential Estate Agents: Effective from 1 August 2011:

8. Financial Evaluation: 8a At the time that an offer has been made and is being considered by the seller, you must take reasonable steps to find out from the prospective buyer the source and availability of his funds for buying the property and pass this information to the seller. Such information will include whether the prospective buyer needs to sell a property, requires a mortgage, claims to be a cash buyer or any combination of these. Such relevant information that is available should be included in the Memorandum of Sale having regard to the provisions of the Data Protection Act. 8b These reasonable steps must continue after acceptance of the offer until exchange of contracts (in Scotland, conclusion of missives) and must include regular monitoring of the prospective buyer's progress in achieving the funds required, and reporting such progress to the seller.

The agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for their purpose. A Buyer is advised to obtain verification from their solicitor or surveyor. References to the Tenure of the Property are based on information supplied by the Seller. The agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor.

We routinely refer potential sellers and purchasers to a selection of recommended local solicitors. It is their decision whether to use those services. In making that decision, it should be known that we may receive a payment benefit of not more than £150 plus VAT per transaction.

**Tel: 01278 425195**

34 St Mary Street, Bridgwater, TA6 3LY