



£174,950

At a glance...



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**holland
& odam**

30 Heritage Court
Magdalene Street
Glastonbury
Somerset
BA6 9ER

TO VIEW

30 High Street, Glastonbury,
Somerset BA6 9DX

01458 833123

glastonbury@hollandandodam.co.uk



Directions

On entering Glastonbury from Street/Bridgwater (A39) at the Wirral Park roundabout (B & Q on the left) take the third exit into Street Road. Continue, passing Morrisons Supermarket on the left, and at the mini-roundabout turn left into Magdalene Street. After approximately 150 metres the entrance to Heritage Court will be found on the left opposite the car park for the Abbey Ruins. Continue to the end of the road where the property can be found on the left hand side.

Services

Mains electricity, water and drainage are connected. Night storage heating system.

Local Authority

Somerset Council
0300 1232224
somerset.gov.uk

Tenure

Freehold
Service/Maintenance Charges £2880



Location

Heritage Court is a purpose built complex for the over 55s located in the centre of Glastonbury within easy walking distance of all amenities. Renowned for historic and mythical associations with the famous Tor and Abbey Ruins, Glastonbury is 6 miles from the Cathedral City of Wells and some 2 miles from Street which has more comprehensive facilities including Strode Theatre and the complex of shopping outlets in Clarks Village.

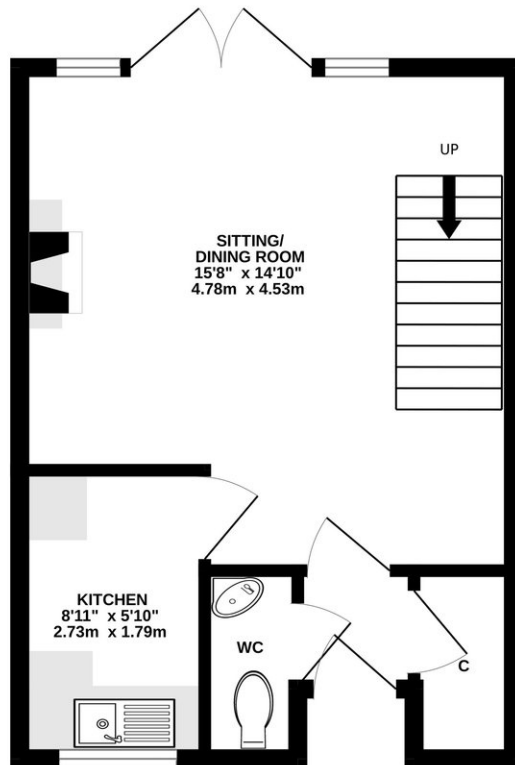
Insight

Situated in a peaceful, select development just off the town centre, this two-bedroom semi-detached retirement home is offered with no onward chain. The well-planned accommodation includes a sitting/dining room, kitchen, cloakroom, and two bedrooms plus a bathroom upstairs. Patio doors open onto a small terrace with access to attractive communal gardens. The property enjoys a quiet position at the end of a no-through road, with gated side access to the garden.

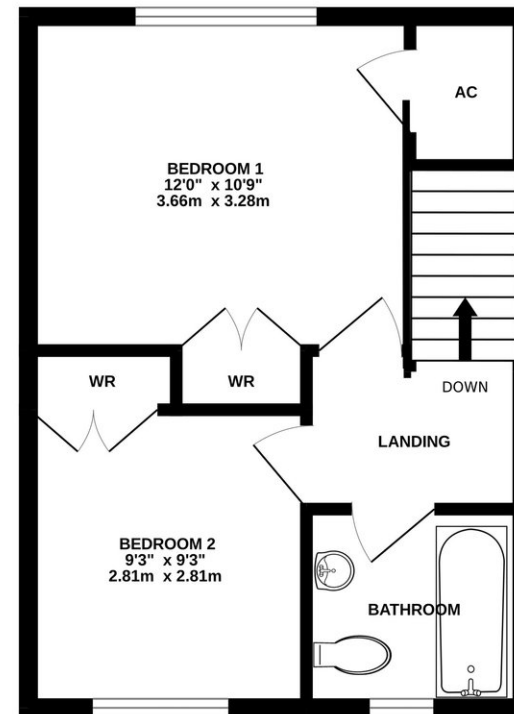
- Located in a desirable retirement development just off the town centre, offering convenience and a peaceful setting.
- Two-bedroom semi-detached home with no onward chain, ideal for down sizing or those seeking a quiet, manageable property.
- Spacious sitting/dining room with patio doors opening to a terrace and well-kept communal gardens.
- Kitchen with wall and base units, space for electric cooker, washing machine, and fridge, with a window to the front.
- Two first-floor bedrooms, both with built-in wardrobes; the main bedroom enjoys garden views and additional storage.
- Modern bathroom with panelled bath and mixer shower, wash basin, and WC; ground floor cloakroom adds convenience.
- End-of-cul-de-sac position with front porch, storage, gated side access, and access to lovely shared garden.



GROUND FLOOR



1ST FLOOR



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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