

£115,000

At a glance...

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holland & odam

28 Fielding Road
Street
Somerset
BA16 9PG

TO VIEW

3 Farm Road, Street,
Somerset BA16 0BJ

01458 841411

street@hollandandodam.co.uk



Directions

Proceeding along the High Street, Bear Inn on your left hand side. Turn right into Farm Road and continue past Clarks Village until you reach a set of traffic lights. Turn right and then immediately left into Grange Avenue. Continue along Grange Avenue and turn right into Mendip View then take the first left into Fielding Road. The property will be found after a short distance on the right hand side and easily identified by our for sale board.

Services

Mains electricity, gas, water and drainage are connected. Gas central heating system.

Local Authority

Somerset Council
0300 1232224
somerset.gov.uk

Tenure

Leasehold
Length of Lease 125 years from 8/12/97
Service/Maintenance Charges £150 projected for 2025/2026
Ground Rent £10







Location

Street is a busy mid Somerset town famous as the home of Clarks Shoes, Millfield School and more recently Clarks Village shopping centre. Street provides primary, and secondary schooling, Strode Sixth Form College, theatre/cinema and two swimming pools, one of which is indoor. Street also offers an attractive shopping centre with High Street, Clarks Village and on the edge of town a Sainsbury. The historic town of Glastonbury is within 3 miles, the Cathedral City of Wells 9 miles and the nearest M5 motorway interchange at Dunball, Bridgwater is within 14 miles. Bristol, Bath, Taunton and Exeter are each within 33,33 and 26 miles distant respectively.

Insight

A well-presented, light and airy one-bedroom first-floor flat, ideal for first-time buyers and investors alike. The property enjoys the benefit of its own garden and is conveniently situated within a short walk of the town centre and Clarks Village.

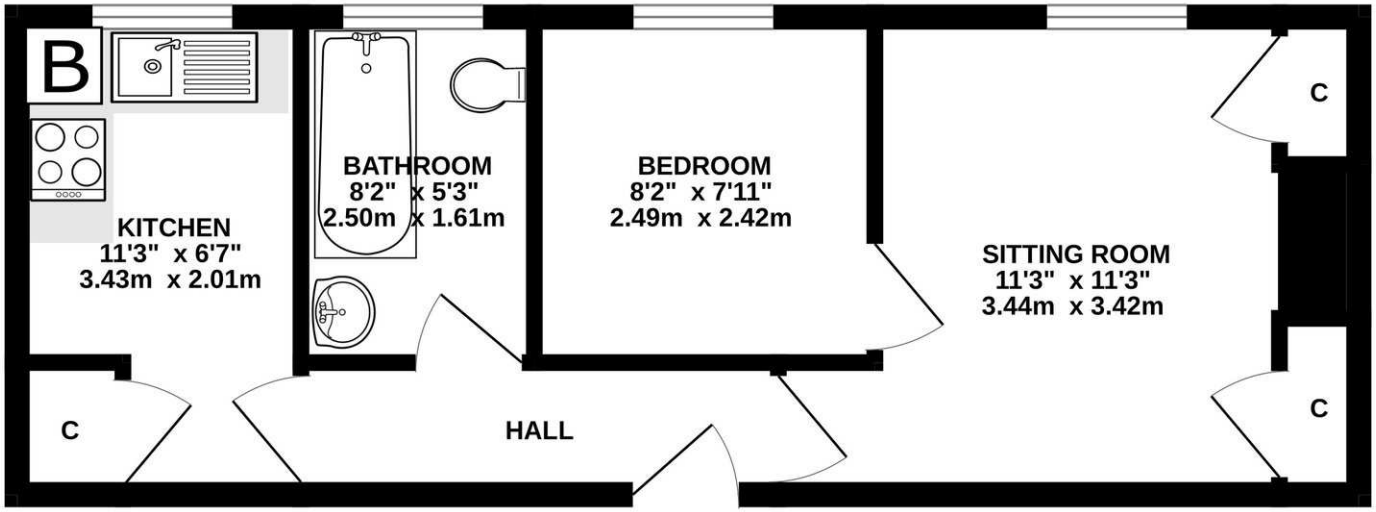


- Enjoying a good sized living room, flooded with natural light from dual windows and complemented by useful built-in storage.
- The kitchen is fitted with a range of wall, base and drawer units, with space for a free standing cooker and fridge/freezer, along with a useful storage/pantry cupboard.
- Spacious double bedroom, once again light and bright, creating a comfortable and welcoming space.
- A neatly presented bathroom comprising a bath with shower over, wash hand basin and WC, with a large window allowing plenty of natural light to fill the room.
- Benefiting from its own private tiered garden, this fabulous outdoor space includes an area of lawn with steps leading down to a gravel seating area, ideal for al fresco dining and entertaining.
- Situated within walking distance of the High Street, Clarks Village and a range of local amenities, with ample on-street parking available nearby.





FIRST FLOOR
348 sq.ft. (32.3 sq.m.) approx.



TOTAL FLOOR AREA : 348 sq.ft. (32.3 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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