





Paganel Close

Minehead TA24 5HD

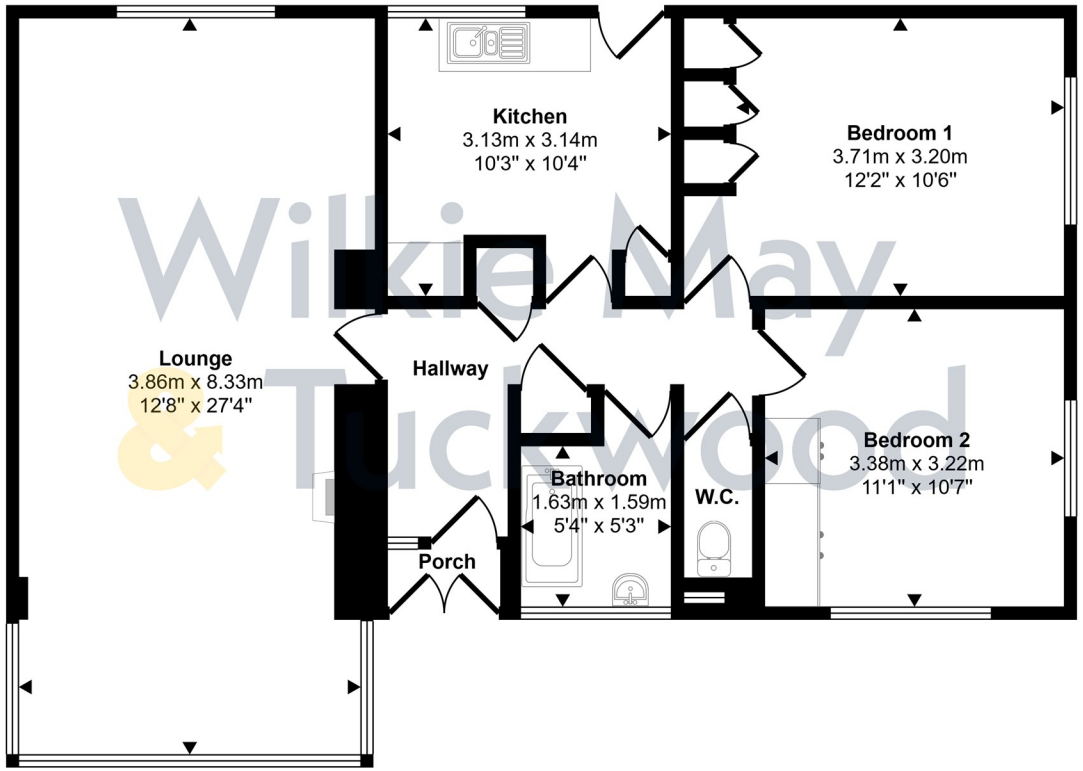
Price £215,000 Freehold

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Wilkie May & Tuckwood

Floorplan

Approx Gross Internal Area
84 sq m / 907 sq ft



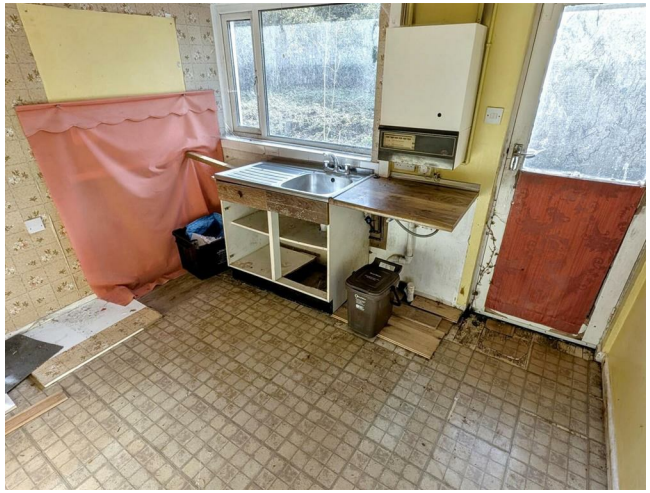
Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Description

TWO-BEDROOM DETACHED BUNGALOW IN NEED OF COMPLETE RENOVATION - spacious property with garage, gardens and views towards North Hill and the coast.

- In need of complete renovation
- Spacious two-bedroom bungalow
- Popular residential area of Minehead
- Good sized garden with pleasant views
- Attached garage
- NO ONWARD CHAIN





Of cavity wall construction under a pitched roof, this spacious property is in need of complete renovation but does enjoy a good-sized garden, a garage and lovely views towards North Hill and the coast.

The accommodation comprises in brief: entrance through front door in a small porch with door through to a hallway with two storage cupboards and doors to all rooms.

The lounge is a large, double aspect room with one window to the rear and a large bay window to the front designed to take full advantage of the views.

The kitchen is a good-sized room with window to the rear and door to the garden.

There are also two double bedrooms. One with an aspect to the side and the other, a double aspect room, with windows to the side and front affording pleasant views.

There is also a bathroom with separate wc alongside.

Outside, the property is approached from Paganel Close over a pathway leading through the front garden which is laid to lawn with hedge boundaries. The attached garage is also accessed from Paganel Close. There is also a good-sized garden area to the rear.







GENERAL REMARKS AND STIPULATIONS:

Tenure: Freehold

Services: Mains water, drainage and electricity. Gas fired central heating.

Local Authority: Somerset Council, Taunton TA1

Property Location: ///brand.shutting.rotations **Council Tax Band:** E

Broadband and mobile coverage: We understand there is mobile coverage. the maximum available broadband speeds are 1800 Mbps download and 220 Mbps upload. We recommend you check coverage on https://checker.ofcom.org.uk .

Flood Risk: Surface Water: Very low risk Rivers and Sea: Very low risk Reservoirs: Unlikely Groundwater: Unlikely. We recommend you check the risks on http://www.gov.uk/check-long-term-flood-risk

Planning: Local planning information is available on http://www.somersetwestandtaunton.gov.uk/asp/

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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.

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