



**Bampton Street, Minehead, TA24 5TU**

**welcome to**

**51 Bampton Street, Minehead**

Situated within a popular residential area within walking distance of the edge of Minehead town centre & its amenities is this recently modernised mid terrace three bedroom period home. The property benefits from gas central heating, double glazing, rear courtyard & garden.





### Front Door

Leading to

### Entrance Hall

With exposed floorboards, staircase rising to first floor landing, door to

### Sitting Room

12' 2" x 11' 10" max ( 3.71m x 3.61m max )

Double glazed window to front, fitted carpet, picture rail, radiator.

### Dining Room

12' 9" max x 11' 10" ( 3.89m max x 3.61m )

Double glazed window to rear, fitted carpet and exposed floorboards, radiator, recess stone fireplace with tiled hearth, built in understairs cupboard, open doorway to

### Kitchen

11' 3" x 5' 8" ( 3.43m x 1.73m )

Double glazed window to side, a range of modern fitted base and wall units, worktop surfaces, inset stainless steel sink unit, space and plumbing for washing machine, cooker, tiled splashbacks, wall mounted gas boiler in matching wall mounted cupboard, space for fridge freezer, vinyl floor, stable door to rear courtyard.

### First Floor Landing

Double glazed window to side, fitted carpet, radiator, built in cupboard, access to roof space, doors to

### Bedroom One

11' 11" x 9' 8" max ( 3.63m x 2.95m max )

Double glazed window to rear, fitted carpet, radiator, period fireplace.

### Bedroom Two

12' 2" x 9' max ( 3.71m x 2.74m max )

Double glazed window to front, fitted carpet, radiator, built in wardrobes.

### Bedroom Three

9' 2" x 5' 6" ( 2.79m x 1.68m )

Double glazed window to front, fitted carpet, built in hanging space with cupboard over.

### Shower Room

Double glazed window to rear, a modern fitted suite comprising shower cubicle, pedestal wash hand basin, low level WC, part tiled surrounds, vinyl floor, radiator.

### Outside

To the rear is a walled courtyard garden immediately off the kitchen with two garden stores, outside light and gate leading to the rear pedestrian lane for the terrace. To the right of the property accessed via a pathway and gate is a further grassed garden with timber sheds.

### Location

The property is situated within the pretty coastal resort of Minehead, known as the gateway to Exmoor and the start of The South West Coast Path. Minehead offers a good range of day to day amenities, a hospital and schools for all ages including a sixth form college. The rolling hills of Exmoor, Quantock Hills and Brendon Hills are all within easy motoring distance as are the sandy beaches at Blue Anchor. The county town of Taunton is some 24 miles to the south and offers a further range of high street shops, public and state schools and great access links to both the M5 and A303. A direct train link to London Paddington is available from Taunton station in approximately two hours.

### Council Tax Band

C



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## **51 Bampton Street, Minehead**

- Walking Distance of the Town Centre
- Mid Terrace Period Home - Three Bedrooms
- Two Reception Rooms - Recently Modernised
- Gas Central Heating - Double Glazing
- Enclosed Walled Courtyard & Additional Garden

Tenure: Freehold EPC Rating: D

Council Tax Band: C

# £200,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
MIH107230 - 0006

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