Pizey Close Clevedon BS21 7TP | £425,000

marktempler
RESIDENTIAL SALES









Property Type
House - Link Detached

How Big
1033.00 sq ft

Bedrooms
3

Reception Rooms
2

Bathrooms
1

Warmth
Gas Central Heating

Parking
Driveway & Garage

Outside
Front & Rear

EPC Rating
C

Council Tax Band
D

Construction
Standard

Tenure
Freehold

A well cared for three-bedroom linked detached home tucked away within a small cul-de-sac position, ideally located almost immediate to Clevedon seafront and close to beautiful coastal walks. Offering excellent potential for updating and personalisation, the property is perfectly suited to buyers seeking a home in a highly convenient and sought-after location.

The accommodation begins with an entrance hall leading through to the dining area, which in turn opens into a bright living room with sliding doors providing direct access onto the rear garden. The kitchen offers an excellent range of storage units, while a downstairs cloakroom adds further practicality. To the first floor are three bedrooms together with a family bathroom.

Externally, the property enjoys a sunny south-facing rear garden designed for low maintenance living, featuring established flower beds and pleasant seating areas. To the front, a driveway provides parking for two vehicles and leads to a single integral garage.

The property has been lovingly maintained by the current owners for many years and is offered for sale with no onward chain. Conveniently positioned within walking distance of Strode Leisure Centre, West End Post Office, and Mary Elton Primary School, this is an excellent opportunity to acquire a home in one of Clevedon's most desirable coastal settings.





Well maintained linked detached home near Clevedon seafront, offering sunny gardens, garage, parking, and excellent potential to modernise.





HOW TO BUY THIS PROPERTY

To proceed with a purchase, we require the following:

Proof of Identification - Please note there is a £12 (inc. VAT) fee for the Proof of Identification check. This requires your full name, date of birth, and residential address history for the past three years. Alternatively, there is no cost should you wish to visit our office in person and provide original identification documents.

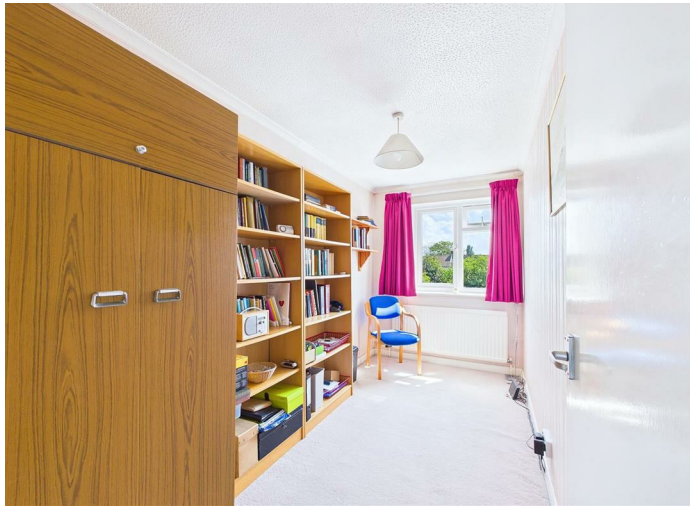
Proof of Funding - For a mortgage: an up-to-date agreement in principle and a savings statement for the balance. For cash: an official statement showing the required funds.

Proof of Chain - If selling through another agent, provide their details and linked transactions.

These requirements are largely legal obligations. We may share this information with the vendor and relevant parties to help present your offer positively and ensure a speedy response.

We also work with trusted professionals to enhance your moving process. If you choose to use their services, we may receive referral fees: **Star Legal**: £225 + VAT **M C Hullah and Co**: £225 + VAT **Thomas Legal**: £225 + VAT **Birkett Building Consultancy**: 12.5% of net commission **The Mortgage Centre**: 20% of net commission. All referral fees are included in any quotes provided, and there's no obligation to use these services.







Material Information

UTILITIES
Mains electric, gas, water and drainage.

BROADBAND AND MOBILE COVERAGE
Ultrafast broadband available with highest available download speed 1000 Mbps and highest available upload speed 100 Mbps.
Mobile coverage is good outdoor. Subject to your network.

This information has either been sourced via the sellers of the property or checker.ofcom.org.uk and is accurate to the best of knowledge.

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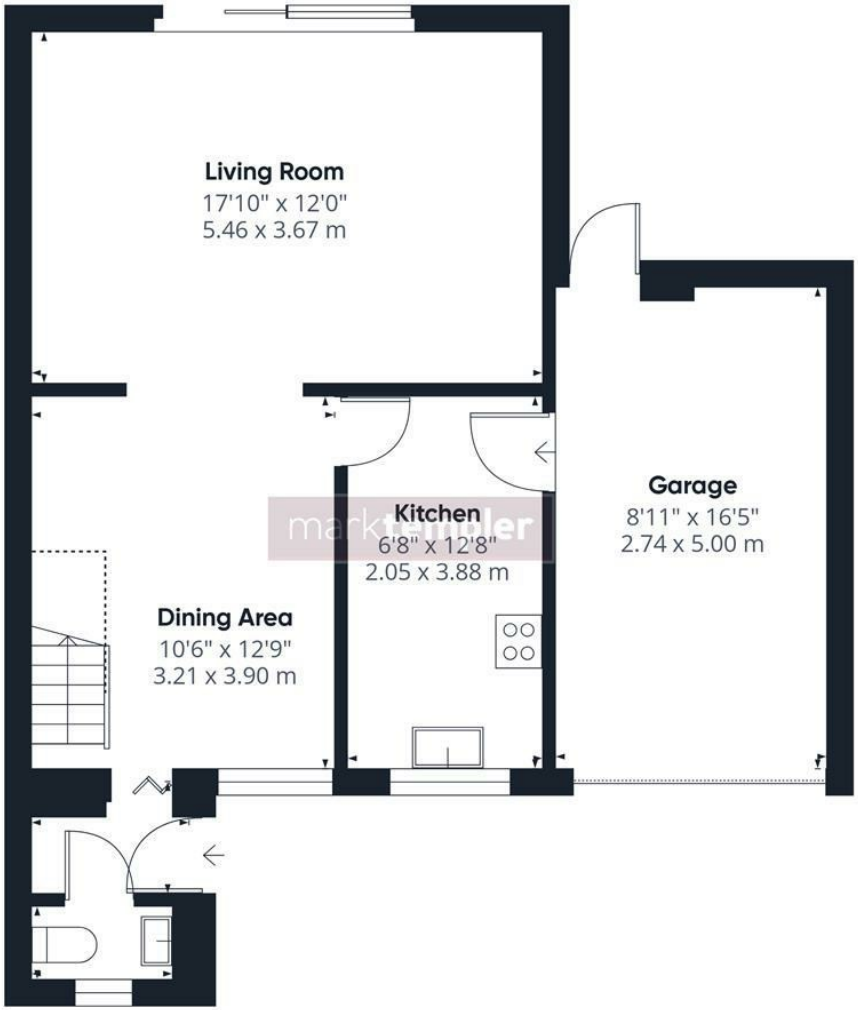





The Property Ombudsman

naea | propertymark PROTECTED

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