



GIBBINS RICHARDS ▲

32 Bossington Drive, Taunton TA2 8HG

£230,000

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Making home moves happen

A very well presented and extended mid-terrace two bedroomed property located in a popular residential area of Taunton with an additional conservatory, garage and parking space. Early viewing is strongly advised.

Tenure: Freehold / Energy Rating: C / Council Tax Band: B

The mid-terrace property has been in the same ownership since it was built 47 years ago and now offers an entrance hall, sitting room, dining room, kitchen and an extended conservatory to the rear. To the first floor are two good sized bedrooms and a shower room. There is a south facing rear garden, detached single garage and one off street parking space. The property could benefit from some refreshing in various places but presents itself as a brilliantly priced first time buy or rental investment.

MID TERRACE TWO BEDROOMED PROPERTY
SHOWER ROOM
TWO RECEPTION ROOMS
CONSERVATORY
SOUTH FACING REAR GARDEN
DETACHED SINGLE GARAGE
ADDITIONAL PARKING
GAS FIRED CENTRAL HEATING
DOUBLE GLAZING
EARLY VIEWING STRONGLY ADVISED





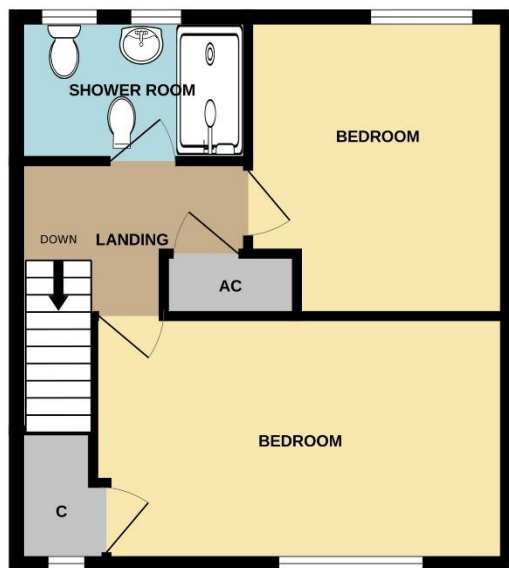
Entrance Hall	Two storage cupboards. Stairs to first floor.
Sitting Room	11' 10" x 10' 10" (3.60m x 3.30m) Glazed partition wall leading through to;
Dining Room	10' 6" x 8' 4" (3.20m x 2.54m)
Kitchen	10' 9" x 9' 8" (3.27m x 2.94m)
Conservatory	
First Floor Landing	Cupboard housing the gas fired central heating boiler. Access to loft space.
Shower Room	9' 0" x 5' 9" (2.74m x 1.75m)
Bedroom 2	11' 8" x 10' 4" (3.55m x 3.15m)
Bedroom 1	16' 7" x 9' 10" (5.05m x 2.99m)
Outside	Enclosed south facing rear garden and mainly laid to gravel. Detached garage 19' 0" x 8' 11" (5.79m x 2.72m) with a parking space to the side.



GROUND FLOOR
487 sq.ft. (45.2 sq.m.) approx.



1ST FLOOR
407 sq.ft. (37.8 sq.m.) approx.



TOTAL FLOOR AREA : 894 sq.ft. (83.0 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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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 the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.

References to the Tenure of a 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.

Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.



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