MYODB Station Road

Brent Knoll, TA9 4BH

Price £518,950

BERRYMAN'S

PROPERTY DESCRIPTION

Deceptively sized extended five bedroom detached house with good sized garden to the rear backing onto agricultural land. In need of some updating the property must be seen to be fully appreciated.

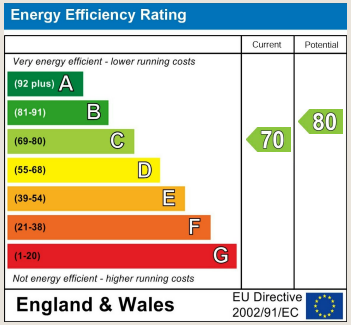
Entrance hall* cloakroom* lounge* sitting room* large kitchen/family/dining room* five first floor bedrooms* en suite shower room* Jack and Jill bathroom* family bathroom* gas central heating* good sized gardens to the rear backing onto agricultural land. In need of some updating. Must be seen.

Local Authority

Council Tax Band: F

Tenure: Freehold

EPC Rating: C



PROPERTY DESCRIPTION

Accommodation (Measurements and directions are app

Open fronted porch with tiled floor with upvc double glazed door to the:

Entrance Hall

Feature wooden flooring, stairs rising to the first floor, understair storage cupboard. Cloaks cupboard housing the gas combination boiler supplying domestic hot water and radiators.

Cloakroom

Close coupled w.c. wash hand basin, extractor fan.

Sitting Room

11'7" x 11'8" (3.53 x 3.56)

Upvc double glazed bay window to the front. Fire surround with gas fire, television point.

Lounge

11'7" x 11'7" (3.53 x 3.53)

Feature fire surround with open hearth, upvc double glazed window to the side. Two glazed doors opening to the:

Kitchen/Family/Dining Room

24'5" x 18'10" (7.44 x 5.74 (7.43 x 5.75))

Fitted with an extensive range of wall and floor units to incorporate integrated one and a half bowl ceramic sink unit, eye level double oven, hob, microwave, upvc double glazed door to the front and upvc double glazed windows to either side. Upvc double glazed window to the rear and upvc double glazed bi-fold doors opening to the rear garden. Feature wooden flooring, integrated fridge and freezer, washing machine and dishwasher.

First Floor Landing

Access to roof space with ladder. Upvc double glazed window to the side.

Bedroom 1

11'11" x 10'6" (3.63 x 3.20 (3.64 x 3.19))

Built in wardrobe. Upvc double glazed window to the rear with aspect over garden and agricultural land beyond.

En Suite Shower Room

Large shower cubicle, close coupled w.c., wash hand basin, tiled walls, tiled floor, recessed spotlights, extractor fan and upvc double glazed obscured window to the side.

Bedroom 2

11'7" x 9'9" (3.53 x 2.97 (3.54 x 2.98))

Double glazed Velux window, feature fireplace and door to the:

Jack and Jill Shower Room

7'10" x 6'2" (2.39 x 1.88 (2.40 x 1.87))

Large cubicle, close coupled w.c. wash hand basins with ceramic sinks, tiled walls an floor, heated towel rail, extractor fan and upvc double glazed obscured window to the front. Door to the:

PROPERTY DESCRIPTION

Bedroom 3

12'0" x 10'9" (3.66 x 3.28)

Double built in wardrobe, upvc double glazed window to the rear with aspect over agricultural land.

Bedroom 4

11'9" x 11'8" (3.58 x 3.56)

Feature fireplace, picture rail, upvc double glazed window to the front.

Bedroom 5

7'9" x 6'8" (2.36 x 2.03 (2.35 x 2.04))

Upvc double glazed window to the front.

Family Bathroom

11'5" x 5'5" (3.48 x 1.65)

Comprising panelled bath, separate shower cubicle, close coupled w.c., wash hand basin, heated towel rail, tiled floors and walls, extractor fan and upvc double glazed window to the side.

Outside

To the front of the property is a garden area laid to lawn with bushes and shrubs. Area laid to stone offering off street parking.

To the right hand side of the property is a driveway offering off street parking for two/three vehicles.

Large Wooden Workshop

Offering the potential for the creation of a garage should it be required and subject to any necessary consents.

Rear Garden

Measuring approximately 65ft in length laid to lawn and backing onto agricultural land. Outside tap and outside light.

Description

The property is an attractive, extended, detached house offering deceptively sized accommodation that briefly comprises entrance hall with cloakroom, lounge, separate sitting room, large kitchen/family/dining room to the ground floor with five bedrooms , one having an en suite shower room and two sharing a Jack and Jill shower room as well as a large family bathroom to the first floor.

The property is in need of some updating and offers great potential for the individual to put their own mark on this attractive family home which is set in a good sized plot and backs onto agricultural land to the rear.

Directions

Proceed out of Burnham-on-Sea and at the Edithmead roundabout take the first exit onto the A38 towards Weston-super-Mare. Proceed taking the next left signposted Brent Knoll. Proceed to the end of Brent Street taking a left into Station Road. Proceed down Station Road where the property will be found on the right hand side.

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To Our
Home
By The Sea
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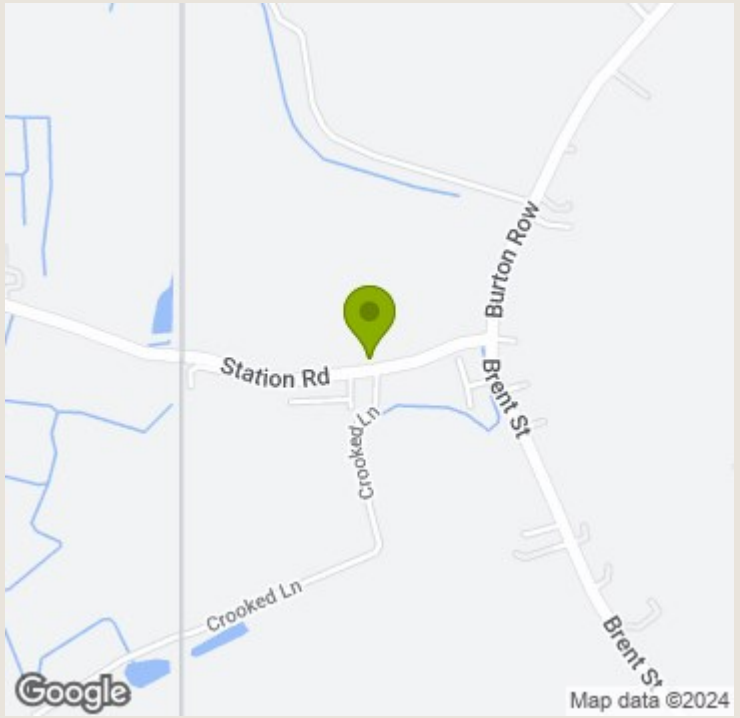

TO ARRANGE A VIEWING OR FOR FURTHER INFORMATION ON THIS PROPERTY PLEASE CONTACT OUR SALES TEAM

01278 793700

sales@berrymansproperties.net

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1. Survey - A detailed survey has not been carried out, nor the services, appliances and fittings tested.

2. Floor plans - All measurements wall, doors, windows, fittings and appliances, their sizes and locations are shown conventionally and are approximate and cannot be regarded as being representation either by the seller or his Agent. Room sizes should not be relied upon for furnishing purposes and are approximate.

3. Berrymans Estate Agents may make the following referrals and in exchange receive an introduction fee:
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