



18 Southwell Crescent

Highbridge, TA9 3BN

Price £170,000



PROPERTY DESCRIPTION

A two double bedroom terraced house situated in a convenient location close to Highbridge town centre currently undergoing a scheme of modernisation and improvement works.

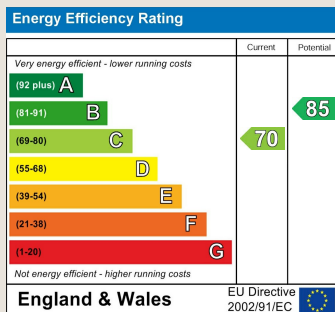
Entrance hall* lounge* newly fitted kitchen* dining room* first floor landing* two double bedrooms* shower room* separate w.c.* upvc double glazed windows* electric heating* enclosed garden to the rear.

Local Authority

Somerset Council Council Tax Band: B

Tenure: Freehold

EPC Rating: C



PROPERTY DESCRIPTION

Accommodation (Measurements are approximate)

Upvc double glazed door to the:

Entrance Hall

Stairs rising to the first floor. Storage cupboard with plumbing for automatic washing machine.

Lounge

12'5" x 10'10" (3.79 x 3.31)

Double glazed window to the rear.

Kitchen

11'3" x 5'6" (3.45 x 1.70)

Newly installed kitchen to incorporate drainer sink unit, integrated electric oven, hob and extractor fan, integrated fridge/freezer, dishwasher, double glazed window to the front.

Dining Room

10'5" x 8'7" (3.20 x 2.63)

Double glazed window to the rear. Upvc double glazed door to outside.

First Floor Landing

Access to roof space. Airing cupboard.

Bedroom 1

15'3" x 10'11" (4.67 x 3.33)

Built in storage cupboard and upvc double glazed window to the rear.

Bedroom 2

12'8" x 8'6" (3.88 x 2.60)

Double glazed window to the rear.

Shower Room

Comprising low level access shower, pedestal wash hand basin and upvc double glazed obscured window to the front.

Separate WC

Comprising close coupled w.c.

Outside

To the front of the property there is an open plan garden laid to lawn.

Rear Garden

Enclosed rear garden with pedestrian access gate.

Description

This deceptively sized terraced house briefly comprises good sized entrance hall, lounge, newly fitted kitchen with dining room of, two double bedroom, shower room and separate w.c to the first floor.

The property is currently undergoing a scheme of modernisation and improvement works to include the installation of a new kitchen, shower room, internal doors, complete redecoration and new floor coverings throughout.

The property also benefits from electric heating and enclosed garden to the rear.

Directions

From the M5 motorway junction 22 roundabout proceed north along the A38 signposted Highbridge. Proceed into the town centre crossing the two roundabouts and at the third roundabout take a left turn into Market Street. Proceed down Market Street taking a left turn into Southwell Crescent. Proceed to the end of the cul-de-sac where the property will be found in front of you.

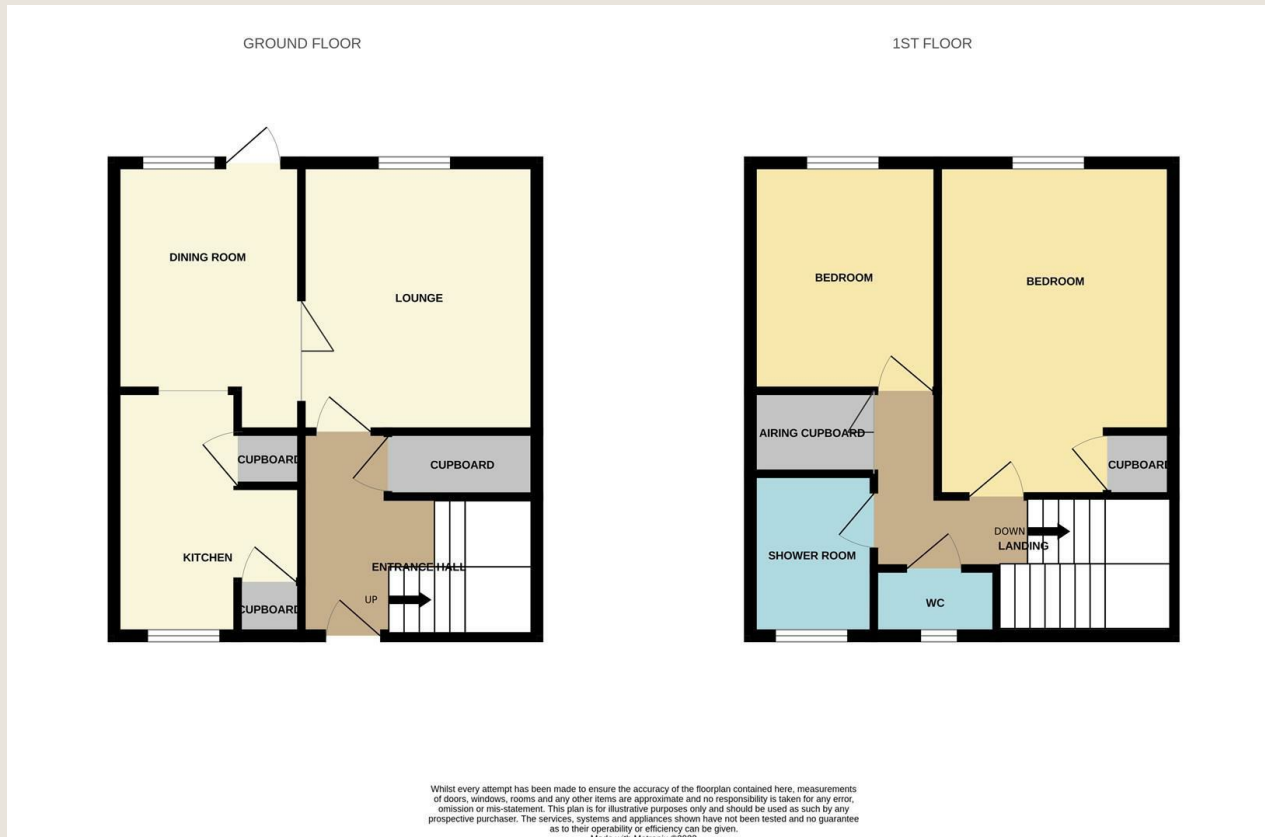
Material Information

- Mains electric and water at the property.
- Broadband and Mobile signal or coverage in the area.

For an indication of specific speeds and supply or coverage in the area, we recommend potential buyers to use the Ofcom checkers below:

<https://checker.ofcom.org.uk/en-gb/broadband-coverage>

<https://checker.ofcom.org.uk/en-gb/mobile-coverage>



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

01278 793700

sales@berrymansproperties.net

IMPORTANT NOTICE

We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. If there are any important matters likely to effect your decision to buy, please contact us before viewing the property.

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:
Alletsons up to £180 inc. VAT. Barringtons & Sons up to £145 inc VAT, Holley & Steer up to £180 inc VAT, HD Financial Ltd up to £240 inc VAT, Tamlyns & Sons up to 120 inc VAT

