

£279,500

At a glance...

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holland & odam

32 Brookleigh
Street
Somerset
BA16 0NU

TO VIEW

3 Farm Road, Street,
Somerset BA16 0BJ

01458 841411

street@hollandandodam.co.uk



Directions

From the High Street, proceed in a westerly direction into West End, passing the Co-Op supermarket on the right. Take the next left turning into Brookleigh and follow the road to the end, continuing straight across at the bend. The property will be found on your right hand side and easily identified by our for sale board.

Services

Mains electricity, gas, water and drainage are connected. Gas central heating system.

Local Authority

Somerset Council
0300 1232224
somerset.gov.uk

Tenure

Freehold







Location

The property is situated towards the western outskirts of the town, being within half a mile of the town centre with its comprehensive range of shopping facilities. Street also offers good sporting and recreational facilities including both indoor and open-air swimming pools and Strode Theatre. The historic town of Glastonbury is two miles, the Cathedral City of Wells nine miles and the M5 Junction 23 is twelve miles. Bristol, Bath, Taunton and Exeter are each within commuting distance.

Insight

Tucked away within a popular residential area of similar properties, this extended two bedroom semi detached bungalow has been carefully maintained and is presented to a lovely standard throughout. Offering comfortable and versatile accommodation, the property is ideal for those looking to downsize or enjoy the convenience of single storey living. Outside, the bungalow benefits from off road parking and a lovely enclosed rear garden. Available with no onward chain and vacant possession.

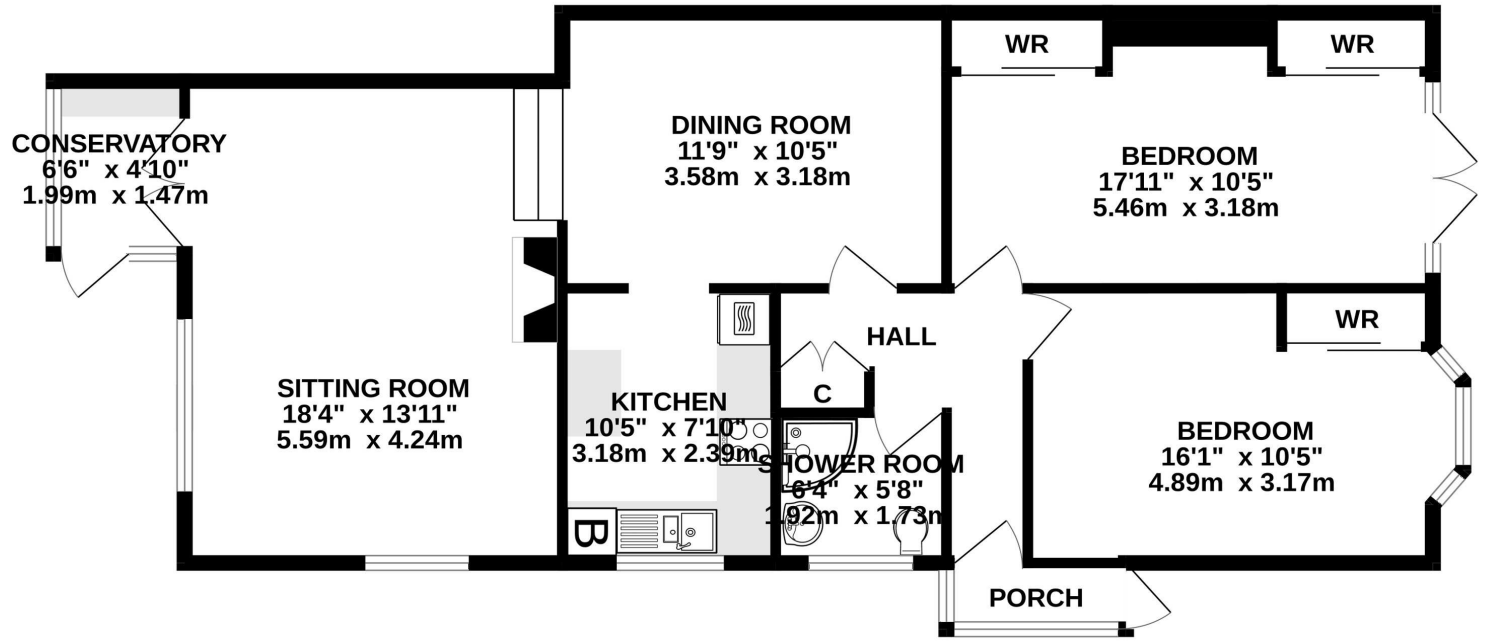


- Situated within walking distance of the High Street, Clarks Village and local amenities.
- Enjoying a well proportioned sitting room, wonderfully light and bright thanks to dual aspect windows, with a feature gas fireplace and attractive stone surround.
- A charming porch accessed from the sitting room, offering useful additional storage or a peaceful spot to sit and enjoy a morning coffee, a good book and views over the garden.
- The kitchen is fitted with a range of wall, base and drawer units, incorporating an integrated oven and gas hob, with additional space for under counter appliances.
- A lovely dining area offering ample space for a family sized table and chairs, ideal for both everyday meals and entertaining, flowing naturally between the kitchen and sitting room.
- Two well proportioned double bedrooms, both light and airy with fitted wardrobes providing useful storage. One bedroom also benefits from French doors opening out to the front of the property.
- The property is serviced by a neatly presented shower room, fitted with a corner shower enclosure, wash basin and WC.
- Desirable south west facing garden, generously sized and mainly laid to lawn, with mature shrub filled borders, an area of artificial lawn and gravel, a useful garden shed and gated side access.
- To the front, driveway parking sits alongside a low maintenance gravelled area, offering potential to create additional off road parking, subject to the necessary consents.





GROUND FLOOR
963 sq.ft. (89.4 sq.m.) approx.



TOTAL FLOOR AREA : 963 sq.ft. (89.4 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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