



£200,000

At a glance...



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**holland
& odam**

Flat 3, 18 Market Place
Glastonbury
Somerset
BA6 9HL

TO VIEW

30 High Street, Glastonbury,
Somerset BA6 9DX

01458 833123

glastonbury@hollandandodam.co.uk



Directions

On foot, proceed down the High Street and at the Market Place, take a right into Northload Street. Take a left into the car park and follow it around to the left and left again, where the rear entrance and parking for the 17-18 Market Place can be found. Here there is parking allocated for one vehicle, with the access into the apartments on the left.

Services

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

Local Authority

Somerset Council
0300 1232224
somerset.gov.uk

Tenure

Leasehold
Length of Lease 150 years from 18/10/2005
Service/Maintenance Charges £1,200 per annum
Ground Rent £100



Location

Glastonbury is an historic centre famous for its Tor, picturesque Abbey ruins and many legends. The town provides an eclectic mix of shops along with restaurants and pubs, mainstream supermarkets, health centres, modern library, primary schooling and St Dunstons secondary school. The neighbouring town of Street offers a further choice of shopping with Clarks Village, Strode Sixth Form College and Strode Theatre. Millfield Junior School is on the edge of Glastonbury at Edgarley and is equally convenient for Millfield Senior School in Street.

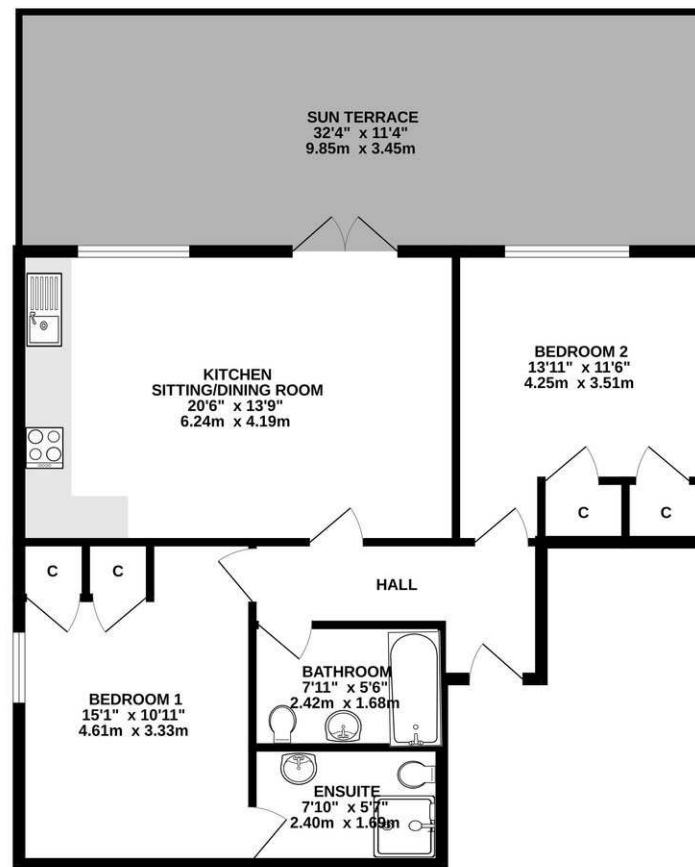
Insight

Occupying an enviable first floor position in the heart of Glastonbury, this spacious apartment enjoys an exceptional rooftop setting with a generous private sun terrace and views towards St Benedicts Church. Offered with no onward chain, the property combines contemporary open plan living with two double bedrooms, allocated parking and the convenience of having the High Street and its excellent range of amenities quite literally on the doorstep.

- Spacious first floor apartment situated in a prime Market Place location, just moments from Glastonbury High Street, cafés, independent shops and a wide range of everyday amenities.
- Bright open plan kitchen, sitting and dining room measuring over 20 feet in length, providing a superb living space with direct access onto the impressive private sun terrace.
- Exceptional private terrace extending to approximately 32 feet, offering an ideal space for outdoor dining and relaxation, enjoying views across neighbouring rooftops towards St Benedicts Church.
- Two generous double bedrooms, both benefiting from fitted wardrobes, with the principal bedroom also, a well appointed ensuite shower room.
- Separate family bathroom fitted with a white suite comprising a bath with shower over, wash hand basin and WC, complementing the ensuite to the principal bedroom.
- Gas fired central heating, double glazed windows and the added advantage of being offered for sale with no onward chain, making an ideal permanent home, lock up and leave or investment.
- Allocated parking space together with a highly convenient town centre position, offering comfortable modern living with everything Glastonbury has to offer within easy walking distance.



FIRST FLOOR
771 sq.ft. (71.7 sq.m.) approx.



TOTAL FLOOR AREA: 771 sq.ft. (71.7 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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