



£259,950

At a glance...



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**holland
& odam**

4 Wessex Rise
Somerton
Somerset
TA11 7BP

TO VIEW

Market Place, Somerton
Somerset, TA11 7NB

01458 785100

somerton@hollandandodam.co.uk



Directions

On foot, from the Market Place in Somerton, head down Kirkham Street and take the first right down School Lane. Walk down the pedestrian path on the right hand side and a gate on the right leads to Wessex Rise. Walk through, towards the end of Wessex Rise and the property is located on your left-hand side.

Alternatively, by car, from the Market Place, follow the one-way system through the High Street. Turn left into Pestors Lane (Boots Pharmacy on your right hand side). Take the second left into Wessex Rise and the property will be found on the right hand side.

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

Somerton is a picturesque, rural town in the heart of Somerset. There are a good level of amenities within this beautiful Market town including some local, independent shops, Art Galleries, antiques, cafes and several public houses enjoying attractive beer gardens and restaurants. Somerton also offers a library, doctor and dentist surgery, opticians, TSB bank, churches and schools within the town. Further amenities can be found on the outskirts of Somerton within Bancombe Business Park including garages, recycling centre and Edgar Hall which holds a number of events for the locals to enjoy. A more comprehensive range of amenities can be found in Yeovil (south) or the County town of Taunton (west). Somerton is well positioned for travel, close to the A303 and M5 with a well linked bus service and mainline railway stations are located in Castle Cary, Yeovil and Taunton with direct links to Waterloo and Paddington.

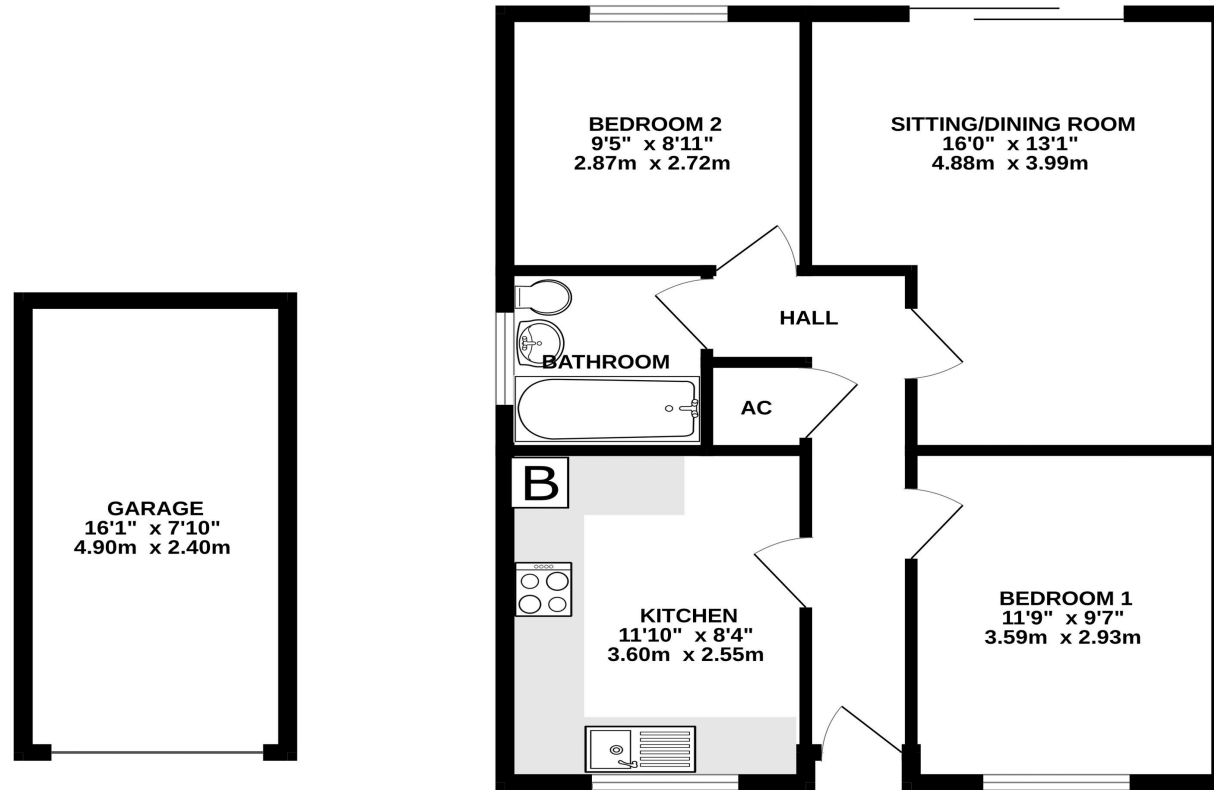
Insight

This two bedroom bungalow, situated in a cul-de-sac, is in the heart of Somerton and only a short walk to the town's amenities. The bungalow is now in need of updating with accommodation comprising; entrance hall, kitchen, two bedrooms, bathroom and a spacious living room with patio door access to the south facing rear garden.

- This two bedroom semi detached bungalow, located in Somerton is only a few minutes walk to the town's desirable amenities.
- Benefitting from outside space to the front and back, there is also a detached single garage.
- The front garden includes steps down and a pathway to the front door which leads you into the entrance hallway, allowing doorway access to all rooms of the bungalow.
- The kitchen is fitted with a range of off-white wall, base and drawer units with worktops over and space for appliances.
- To the back of the bungalow is an ample sized living room with sliding patio doors, allowing natural light to flood the room.
- There is access to the south facing rear garden via steps down from the living room and side access to the front.



GROUND FLOOR
740 sq.ft. (68.8 sq.m.) approx.



TOTAL FLOOR AREA : 740 sq.ft. (68.8 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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