



£159,950

At a glance...



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**holland
& odam**

4 Somerton Court
Strode Road
Street
Somerset
BA16 0DX

TO VIEW

3 Farm Road, Street,
Somerset BA16 0BJ

01458 841411

street@hollandandodam.co.uk



Directions

Follow the High Street in an easterly direction, passing the Bear Inn and the Wessex Hotel on the right hand side. At the mini-roundabout take the second exit into Church Road. Turn first right into Strode Road. Somerton Court is the development of apartments on the right hand side. Proceed onto the development and bear right where you will find parking allocated for visitors.

Services

Mains electricity, gas, water and drainage are connected. Gas central heating system. For information regarding broadband and mobile coverage, go to checker.ofcom.org.uk

Local Authority

Somerset Council
0300 1232224
somerset.gov.uk

Tenure

Leasehold
Length of Lease 999 years from 1st Jan 2003
Current Service and Maintenance charges £1128 per annum
Current Ground Rent £25 per annum



Location

Somerton Court is situated in Strode Road opposite the Strode complex which includes Strode College, Crispin School, Strode theatre/film centre and an indoor swimming pool. Street is a busy mid-Somerset town famous as the home of Clarks Shoes, Millfield School and more recently Clarks Village shopping centre. Other recreational facilities include tennis, bowls and an open air swimming pool. There is also a health centre, a library and a choice of pubs and restaurants. The historic town of Glastonbury is within 2 miles, the Cathedral City of Wells 9 miles and the nearest M5 motorway interchange at Dunball, Bridgwater (Junction 23) is within 14 miles. Bristol, Bath, Taunton and Exeter are within commuting distance.

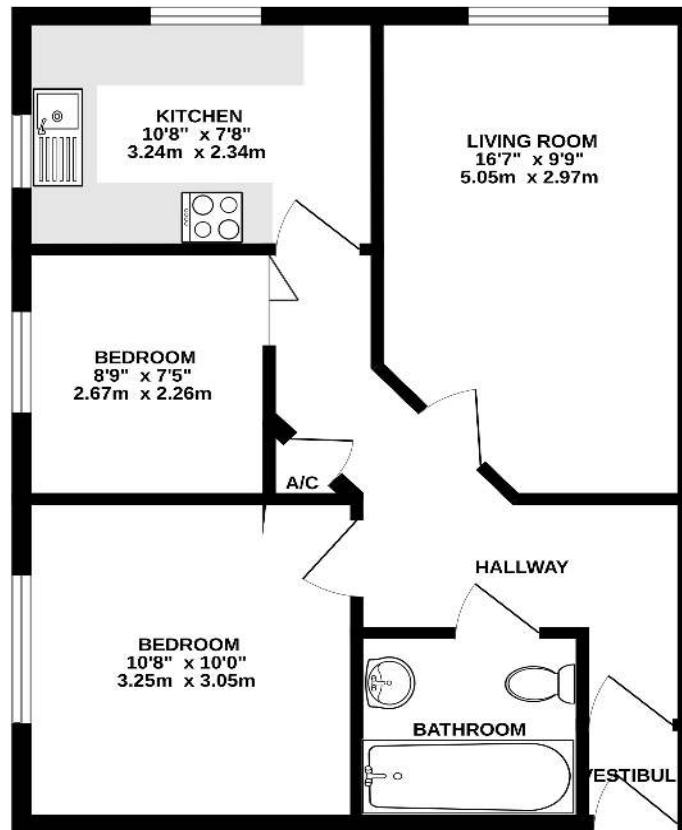
Insight

Rarely available and sure to be popular is this neatly presented two bedroom ground floor apartment within walking distance of the High Street and amenities.

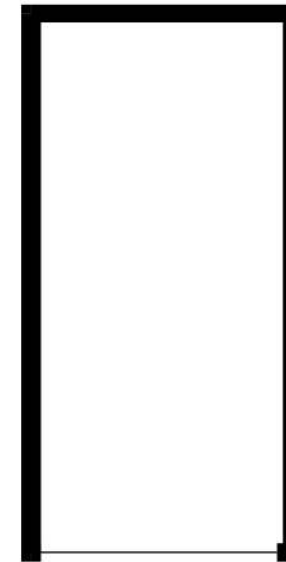
- Featuring a generously proportioned living/dining room which is light and airy throughout and comfortably has space for both lounge and dining furniture.
- A well presented kitchen which has been fitted with a range of wall, base and drawer units, built in oven and hob, sink unit and space for washing machine and free standing fridge/freezer.
- Enjoying two bedrooms both with adequate space for free standing furniture.
- Both bedrooms and all principle accommodation is serviced by a spacious family bathroom which comprises a bath with mains fed shower over, sink unit and WC.
- With the added benefit of a garage and visitor permit parking.



GROUND FLOOR
526 sq.ft. (49.1 sq.m.) approx.



GARAGE - APPROX SIZE
161 sq.ft. (15.0 sq.m.) approx.



TOTAL FLOOR AREA : 690 sq.ft. (64.1 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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