

Buckle Path, West Wick, Weston-Super-Mare, Somerset.

BS24 7GD

£260,000 Freehold

FOR SALE



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## PROPERTY DESCRIPTION

HOUSE FOX ESTATE AGENTS PRESENTS....This stunning semi-detached house, located in the highly sought-after West Wick, offers a blend of modern comfort and thoughtful design. Purchased by the current owner in 2021, the property has been meticulously maintained and significantly upgraded to create a truly exceptional home.

Upon arrival, you'll notice the newly block-paved front, which not only enhances the home's curb appeal but also provides a durable and stylish entryway. Stepping inside, you're greeted by the hallway, a convenient cloakroom, perfect for guests, and a spacious living room that serves as a cosy retreat for relaxation. The heart of the home is undoubtedly the kitchen/diner, which has been completely refurbished with modern fittings and appliances. This space is ideal for both everyday living and entertaining, with ample room for dining and a seamless connection to the outdoors through double doors that open directly to the garden. The kitchen's design is both functional and elegant, making it a pleasure to cook and dine in. The upper level of the home comprises two well-appointed bedrooms, each offering comfort and privacy. The master bedroom benefits from an en-suite shower room, while the second bedroom is served by a modern family bathroom.

One of the standout features of this property is the beautifully landscaped garden. Carefully designed to offer multiple areas for relaxation and entertainment, the garden is a true oasis. Whether you're hosting a summer barbecue or simply enjoying a quiet evening outdoors, this space offers the perfect setting. Additional features of this impressive home include gas central heating and double glazing, ensuring year-round comfort and energy efficiency. The property also boasts ample parking and a garage, providing secure storage and convenience. In summary, this immaculate home in West Wick offers a rare combination of modern amenities, stylish design, and a prime location. With its thoughtful upgrades and exceptional condition, it is a truly lovely home ready to be enjoyed by its next owner.

## FEATURES

- WALK THROUGH 360 VIDEO TOUR AVAILABLE
- Stunning semi detached house
- 2 bedrooms
- Fantastic landscaped garden
- Garage and parking
- Bathroom, En-Suite & Cloakroom
- Beautifully presented
- Kitchen replaced in 2021
- Set back from the road
- EPC-tbc



## ROOM DESCRIPTIONS

### **Main front door to the hallway**

### **Hallway:**

Doors to the living room and cloakroom

### **Cloakroom:**

WC, wash hand basin, heated towel rail

### **Living room:**

4.24m x 2.47m (13' 11" x 8' 1")  
Radiator, double-glazed window, stairs to the first floor, door to the kitchen/diner

### **Kitchen/Diner:**

4.01m x 2.70m (13' 2" x 8' 10") A re-fitted kitchen, with Sink unit, a range of modern floor and wall units, integrated fridge freezer and dishwasher, cupboard housing the boiler, built in oven and hob, doors to the landscaped garden

### **First floor landing:**

Loft access, loft ladder

### **Bedroom 1:**

3.74m x 3.03m (12' 3" x 9' 11") Double glazed window, radiator, cupboard, door to the en-suite shower room

### **En-suite shower room:**

Shower cubicle, wash hand basin, WC, heated towel rail

### **Bedroom 2:**

3.27m x 2.08m (10' 9" x 6' 10")  
Radiator, double glazed window

### **Bathroom:**

Bath, wash hand basin, WC, radiator, double glazed window

### **Landscaped garden:**

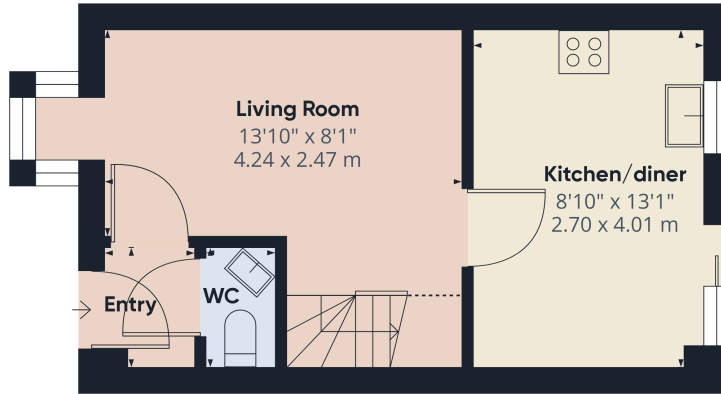
A beautiful landscaped garden, with its lovely patio area with over head cover, decked area, artificial grass area, raised flower borders, this garden lends itself to entertaining, relaxing, barbecues, and enjoying the sunshine.

### **Garage and parking:**

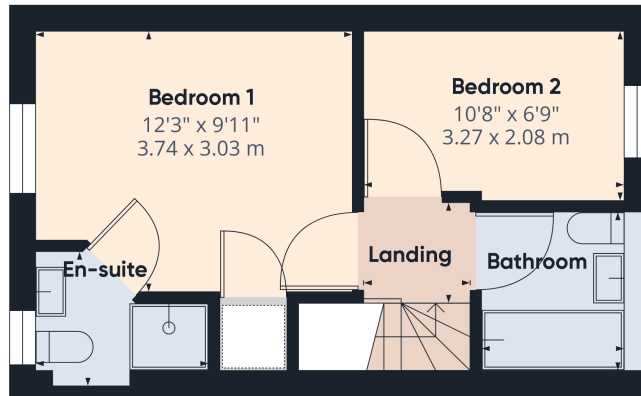
The front of the property has a blocked paved area, providing extra parking space, whilst the driveway leads to the GARAGE, which has light, power, plumbing for washing machine, and door to the garden



# FLOORPLAN & EPC



Floor 0



Floor 1



**Approximate total area<sup>(1)</sup>**  
577.27 ft<sup>2</sup>  
53.63 m<sup>2</sup>

**Reduced headroom**  
9.9 ft<sup>2</sup>  
0.92 m<sup>2</sup>

(1) Excluding balconies and terraces

Reduced headroom  
..... Below 5 ft/1.5 m

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only. Calculations are based on RICS IPMS 3C standard.

GIRAFFE360

