

Upper New Road

Cheddar, BS27 3DL

COOPER
AND
TANNER



£342,500 Freehold

Set in a prominent position in the village of Cheddar this older style three bedroom detached family home has potential to improve and modernise. Good size mature gardens, driveway parking and single garage. Spacious living accommodation comprising three reception rooms and kitchen to the ground floor.

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EPC TBC

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DESCRIPTION

An excellent opportunity to purchase this older style detached family home on a good size level plot with potential to modernise and update further. Upon entering the property via the front door you are welcomed into the reception hall with the staircase rising to the first floor. There is an under stairs storage cupboard and doors leading into the kitchen and sitting room to the front. The sitting room is a very bright room with front aspect double glazed window and a feature log burning stove, tiled surround and hearth. A set of sliding doors with frosted glass lead into the dining room and open up into the rear extension room providing ample light and further living space. There are two rear aspect double glazed windows and a upvc double glazed door opening to the rear garden. The kitchen is fitted with a range of wall and base units with potential to update and modernise. Work surfaces, inset sink unit and integrated eye-level oven and grill. There is a gas hob and space for appliances, side double glazed window and tiled splash backs. To the first floor there is a side aspect landing double glazed window and doors leading to all bedrooms and bathroom and access to the roof space. Bedroom one is a double and has a front aspect double glazed window and fitted wardrobes. Bedroom two is also a double with rear aspect double glazed window. Bedroom three is a single with front aspect double glazed window. The

bathroom is fitted with a modern white suite comprising bath with overhead shower, curtain and rail, pedestal wash hand basin and low level WC, heated towel rail and a rear aspect frosted double glazed window. The property is warmed by gas central heating.

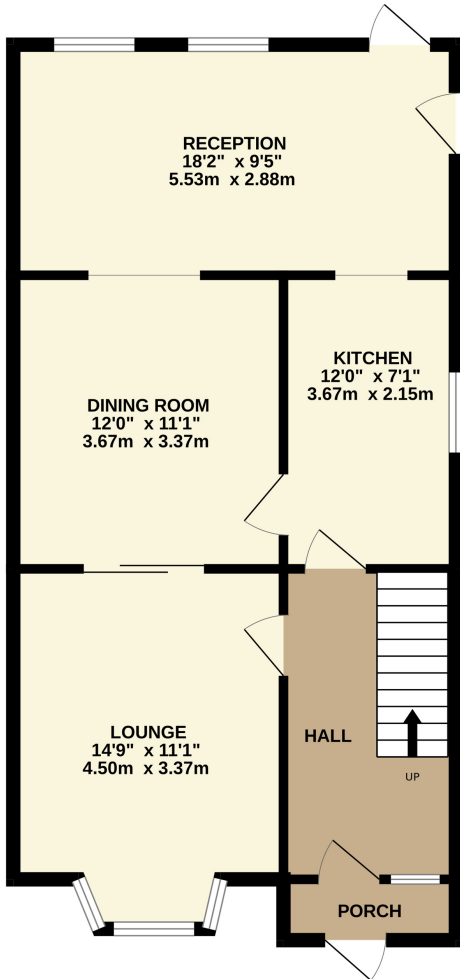
OUTSIDE

To the front of the property is a level garden laid to lawn with plants shrubs and Cherry Tree. Approached by a long driveway to the side providing ample off road parking for several cars and leads to the single garage with an electric up/over door. There is also an electric car charging point. There is a side gate that gives access to the rear garden. Which again is a level, mature garden with various shrubs, plants and trees. A greenhouse is situated at the bottom of the garden.

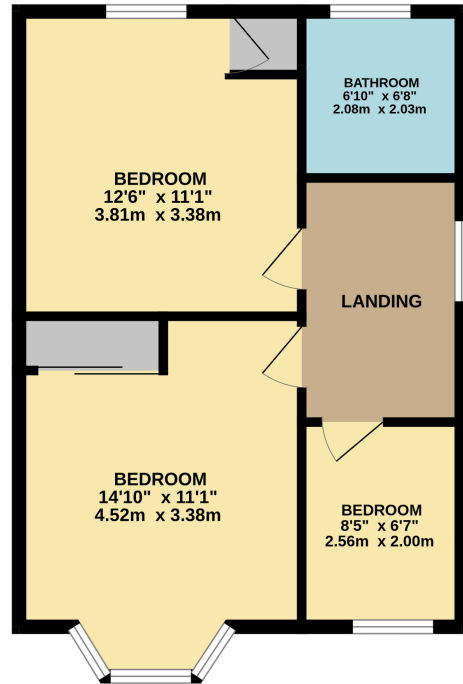




GROUND FLOOR
649 sq.ft. (60.3 sq.m.) approx.



1ST FLOOR
468 sq.ft. (43.5 sq.m.) approx.



TOTAL FLOOR AREA: 1117 sq.ft. (103.7 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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