

**The Badgers, St Georges, Weston-Super-Mare, Somerset. BS22
7RF**

£270,000 Freehold

FOR SALE



HOUSE FOX
ESTATE AGENTS

www.housefox.co.uk

01934 314242
01275 404601
01278 557700
sales@housefox.co.uk

PROPERTY DESCRIPTION

HOUSE FOX ESTATE AGENTS PRESENT... Situated in the highly sought-after area of St Georges, this lovely three-bedroom semi-detached home is tucked away in a quiet cul-de-sac on The Badgers, offering a peaceful setting while remaining close to a wide range of local amenities and excellent commuter links. The property further benefits from no onward chain, making it an ideal purchase for buyers looking for a smooth and straightforward move. Upon entering the property, you are welcomed into a spacious entrance hall which provides access to a convenient downstairs cloakroom, the fitted kitchen, and the generous living room/diner. The living space is light and airy, offering ample room for both relaxing and dining, and features doors that open directly into a good-sized conservatory, creating a wonderful additional reception area that can be enjoyed throughout the year and overlooks the rear garden. The kitchen is well laid out with plenty of storage and worktop space, making it both practical and functional for everyday family living. The conservatory provides flexible accommodation and could be used as a second sitting room, dining area, or home office, with direct access out to the garden—perfect for entertaining or enjoying the warmer months. To the first floor, the property offers three well-proportioned bedrooms, all of which are served by a family bathroom. The bedrooms provide comfortable accommodation suitable for families, couples, or those requiring additional space for guests or working from home. Externally, the home boasts a rear garden, ideal for outdoor enjoyment, along with a door providing direct access into the garage and a gate leading to the driveway, offering convenient off-road parking. Additional benefits include a private garage and driveway parking to the front of the property.

FEATURES

- 360 VIRTUAL TOUR AVAILABLE
- Superb Semi Detached House
- Three Bedrooms
- Garage and Parking
- Good Size Conservatory
- Double Glazing and Gas Central Heating
- Quiet Location Close to Amenities
- No Onward Chain
- Council Tax Band C
- Living Room/Dining Room



ROOM DESCRIPTIONS

Entrance

Enter via main front door opening through to;

Entrance Hall

Doors to kitchen, downstairs cloakroom and living room/diner, radiator.

Kitchen

8' 3" x 8' 8" (2.51m x 2.64m) UPVC double glazed window to front aspect, range of wall and base units inset sink and drainer with mixer taps over, integrated hob and oven, space for fridge/freezer, space and plumbing for washing machine, the boiler is also located in the kitchen.

L Shape Living Room/Dining Area

15' 4" x 18' 2" (4.67m x 5.54m) UPVC double glazed french doors to conservatory, UPVC double glazed window with conservatory aspect, under stair storage cupboard, two radiators.

Conservatory (L Shape)

14' 2" x 9' 2" (4.32m x 2.79m) UPVC double glazed french doors to rear garden, UPVC double glazed windows with garden aspect, radiator and air conditioning unit

Stairs Rising to First Floor Landing

Bedroom One

9' 1" x 10' 5" (2.77m x 3.17m) UPVC double glazed window to front aspect, radiator and built in wardrobe.

Bedroom Two

9' 0" x 9' 0" (2.74m x 2.74m) UPVC double glazed window to rear aspect, radiator.

Bedroom Three

7' 10" x 10' 1" (2.39m x 3.07m) UPVC double glazed window to rear aspect, radiator and built in wardrobe.

Bathroom

5' 11" x 6' 0" (1.80m x 1.83m) UPVC double glazed obscure window to front aspect, bath with shower over, was hand basin and low level WC.

Rear Garden

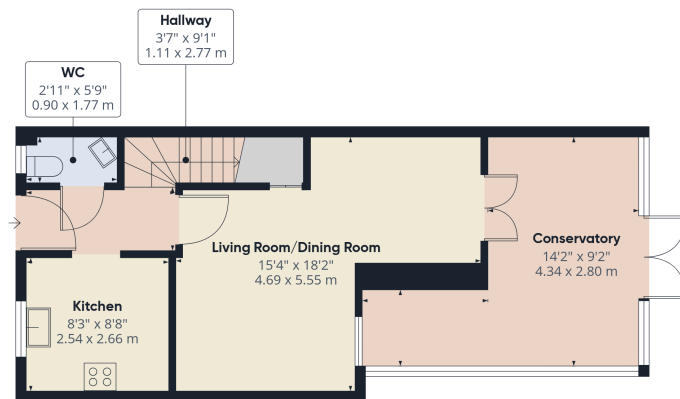
Fully enclosed rear garden mainly laid to artificial lawn and part patio, door to garage and gate to driveway.

Garage

Up and over door to front driveway



FLOORPLAN & EPC



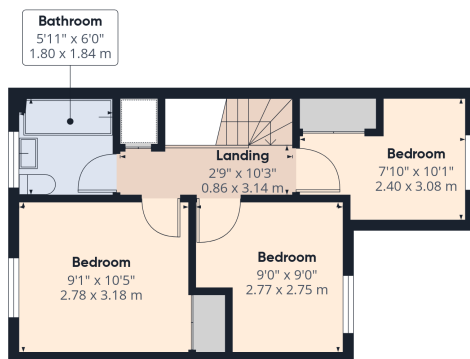
Floor 0



Approximate total area^m

841 ft²

78 m²



Floor 1

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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