

# Symons Way

Cheddar, BS27 3NJ

COOPER  
AND  
TANNER



£180,000 Freehold

A well-presented, two-bedroom, end terrace home; situated in a friendly over 55's community and sold with no onward chain.

# Symons Way Cheddar BS27 3NJ

 2  1  2 EPC TBC

## £180,000 Freehold

### DESCRIPTION

Symons Way is a small complex of sheltered housing, being most skilfully designed with natural stone and tiling and located in a very central position within a few yards of Sainsburys supermarket and the doctor's surgery. These homes are restricted to residents over 55 years of age. Entering the property, you are welcomed into a hallway and immediately to your left there is a handy cloakroom fitted with a pedestal basin and low-level W/C. Continuing from the hallway, the bright and airy living room is spacious and benefits from a front aspect bay window, and useful under stairs storage. At the rear, there is a modern kitchen that has space for a dining room table. The kitchen is fitted with an induction hob, single oven, sink and drainer and has space for white appliances. Here, there is also a rear door that leads out to the small courtyard garden. Upstairs, there are two bedrooms and a shower room. The master, double, bedroom has a front aspect window and has fitted drawers and a walk-in storage space. The second bedroom is a rear aspect room and also benefits from built in storage space. The modern shower room is fitted with a walk-in shower cubicle, pedestal basin and low-level W/C. Upstairs also had a handy airing cupboard located on the landing.

### OUTSIDE

Private development approached by driveway with resident parking and communal gardens. This property



benefits from its own small courtyard garden at the rear. It is surrounded with fencing and a stone wall and it currently has a low-level wooden planter and a water but.

### LOCATION

Situated at the foot of the Mendip Hills, Cheddar is an ideal base from which to enjoy wonderful country walks. Road links are excellent, with easy access to the A38. Bristol is only 30 minutes away and the M5 motorway approximately 20 minutes. Public Transport is well represented with a bus service passing through the village every 30 minutes linking Cheddar with Axbridge, Weston Super Mare and Wells. Bristol International Airport is 25 minutes away. Please note, the village is not under the flight path therefore aircraft noise is not a consideration for residents. Local attractions include Cheddar Gorge, Wookey Hole Caves, Glastonbury Tor and the seaside at Weston Super Mare.

### INFORMATION

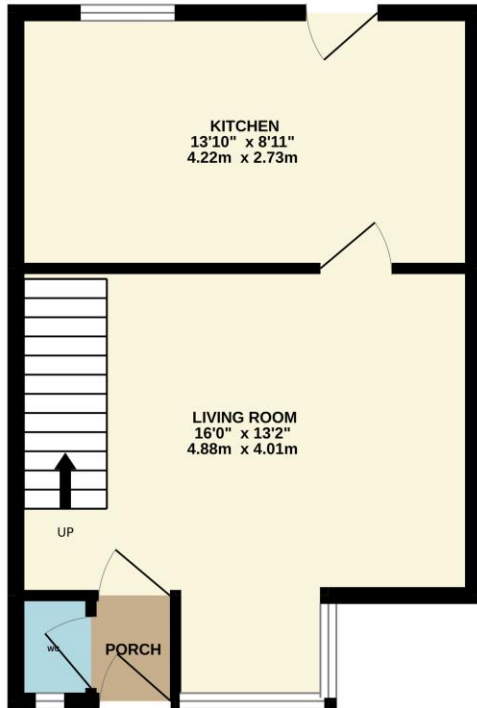
- Heating- Electric heating
- Services- Mains electric, mains water, mains drainage
- Tenure- Freehold (to agree a deed of covenant)
- Service charge- £169 per month
- Council tax- Band B



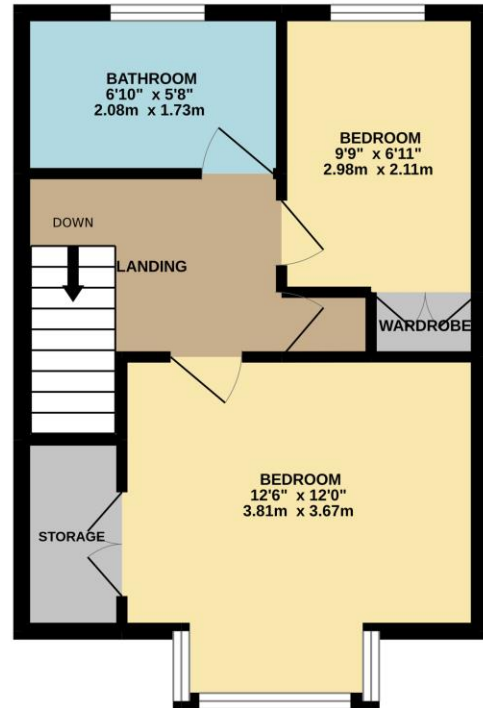




GROUND FLOOR  
367 sq.ft. (34.1 sq.m.) approx.



1ST FLOOR  
363 sq.ft. (33.7 sq.m.) approx.



TOTAL FLOOR AREA : 729 sq.ft. (67.7 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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## CHEDDAR OFFICE

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