

Woodcliff Avenue, Weston-Super-Mare, Somerset. BS22 8LA

£400,000 Freehold

FOR SALE



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PROPERTY DESCRIPTION

HOUSE FOX ESTATE AGENTS PRESENT... Welcome to this beautiful detached bungalow located on the sought-after Woodcliff Avenue in Weston-super-Mare. This delightful home offers a blend of comfort, functionality, and charm, perfect for families or those looking for a peaceful retreat. As you enter, you are greeted by a spacious living room/diner, ideal for both relaxation and entertaining guests. The living space is filled with natural light, creating a warm and inviting atmosphere. Adjacent to the living room is a well-appointed kitchen, offering ample storage and workspace for all your culinary needs. The bungalow features three generously sized bedrooms, providing plenty of room for a growing family or for hosting visitors. Each room is thoughtfully designed, ensuring a comfortable and restful environment. The family bathroom is conveniently located, serving all bedrooms and living areas. In addition to the main living areas, the bungalow provides access to loft rooms via a pull-down ladder. These versatile spaces can be utilized as an office/study and a crafts room, offering flexibility to suit your lifestyle needs. One of the standout features of this property is the sunroom, which offers a serene space to enjoy the surrounding views throughout the year. It is the perfect spot to unwind with a book or enjoy a morning coffee while soaking in the garden vistas. Outside, you will find a great-sized private rear garden, meticulously maintained and laid to lawn. The garden is adorned with mature shrubs, a raised vegetable patch, and a shed for additional storage. It is an ideal space for gardening enthusiasts or for children to play and explore. Completing this wonderful property is a garage and off-road parking, ensuring convenience and security for your vehicles.

FEATURES

- 360 VIRTUAL TOUR AVAILABLE
- Beautiful Detached Bungalow
- Three Bedrooms & En-Suite
- Garage & Parking
- Fantastic Rear Garden
- Loft Room
- Sun Room
- Sought
- Gas Central Heating & Double Glazing



ROOM DESCRIPTIONS

Entrance

Steps leading up to main front door with access into porch which has secondary door (gate) you can close and allow sunlight and air to come into the entrance hall.

Entrance Hall

Doors to all bedrooms, bathroom and cloakroom, drop down ladder allowing access to loft room, radiators.

Bedroom

17' 0" x 12' 4" (5.18m x 3.76m) This room could be also used as a living room, you have UPVC double glazed bay windows to front, radiator and fire place.

Bedroom

13' 0" x 11' 4" (3.96m x 3.45m) UPVC double glazed bay window to front aspect, radiator.

Bedroom

14' 0" x 10' 6" (4.27m x 3.20m) UPVC double glazed bay windows to rear aspect onto sun room, radiator and built in storage, door through to;

Walk in Wardrobe

6' 0" x 8' 0" (1.83m x 2.44m) UPVC double glazed window to rear aspect, door through to;

En Suite

6' 0" x 5' 6" (1.83m x 1.68m) UPVC double glazed obscure window to side aspect, enclosed shower with fitted and hand held shower attachments, low level WC and wash hand basin.

Living Room/Diner

20' 0" x 10' 4" (6.10m x 3.15m) UPVC double glazed bay windows to rear aspect, fire place and door through to;

Kitchen

14' 0" x 6' 1" (4.27m x 1.85m) A selection of contemporary wall and floor units featuring work surfaces, twin sinks with integrated waste disposal, a built-in refrigerator, a five-burner gas hob, an electric oven, and an integrated microwave. The walls are tiled. There is also a pantry with marble shelving.

Laundry Room/Utility

8' 0" x 7' 4" (2.44m x 2.24m) Doors to front and rear aspects, space and plumbing for washing machine and space for tumble dryer, door to garage.

Sun Room

8' 0" x 10' 4" (2.44m x 3.15m) UPVC double glazed doors to rear garden, UPVC double glazed windows to multiple aspects, radiator.

Garage

20' 0" x 7' 7" (6.10m x 2.31m) Door to front power and lighting

Loft Ladder to Loft Rooms

Crafts Room

11' 0" x 13' 0" (3.35m x 3.96m) UPVC double glazed window to front aspect, radiator.

Office/Study

16' 0" x 6' 4" (4.88m x 1.93m) UPVC double glazed window to rear aspect

Rear Garden and Front

At the rear, you'll find beautifully maintained gardens featuring lush lawns, a patio, and a decking area. There is also a raised vegetable garden and mature fruit trees. The front of the property boasts a driveway offering off-street parking for two cars and leads to the garage.



FLOORPLAN & EPC



Floor 0



Approximate total area⁽¹⁾

1353.45 ft²
125.74 m²

Reduced headroom

6.46 ft²
0.6 m²

(1) Excluding balconies and terraces

⌊ Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360

