

Guide Price
£285,000
Freehold





Maple Drive, Burnham-on-Sea, Somerset TA8 1DG



Features

- Spacious two bedroom semi bungalow
- Bright lounge with large window
- Kitchen with Belfast sink
- Bathroom with walk-in shower
- Generous driveway and carport parking
- Large workshop/store in rear garden
- Mature garden with lawn and pond
- New boiler installed
- Scope for updating and improvement
- Sun room with log burner

Summary of Property

Located in a popular residential area of Burnham-on-Sea, this two-bedroom semi-detached bungalow offering good space inside and out, with plenty of potential for a buyer to make their own mark.

The property is set back from the road with a large tarmac driveway providing off-road parking, along with a carport, lawn, and planted borders. There are also two wooden sheds, an outside tap, and an electric point. Inside, the accommodation is practical and well laid out. A bright lounge sits to the front with a large window, while the kitchen includes base units, a Belfast sink, and space for a freestanding cooker.

To the rear, a conservatory provides an additional living space with a log burner, tiled floor, and handy worktop with storage beneath, along with a separate WC. There are two bedrooms, the main one benefitting from fitted wardrobes and storage as well as access to the sun room, and a second that makes an ideal guest room or study. The bathroom includes a walk-in shower, vanity unit, WC, and wash hand basin.

Outside, the rear garden is of a good size and well established, with lawn, side patio, mature trees, and hedging. A large workshop/store provides excellent storage, while a pond and rockery with shrubs add character. The property has a new boiler, but is otherwise in largely original condition, now ready for some updating and cosmetic improvements. An ideal opportunity for buyers seeking a home they can personalise in a well-regarded location close to local amenities.

Room Descriptions

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Porch & Hallway

A welcoming porch leads into the inner hallway, giving access to all principal rooms. The hallway includes loft access (partially boarded for storage) and houses the property's newly installed boiler.

Lounge: 3.6m x 5.06m (11' 10" x 16' 7")

A bright and spacious main reception room with a large front-facing window that fills the space with natural light. The fireplace provides a focal point (not currently in use), while the generous proportions make this a comfortable room for everyday living.

Kitchen: 2.86m x 2.72m (9' 5" x 8' 11")

The kitchen is fitted with a range of base drawers and cabinets together with a traditional Belfast sink. Open wall units with plate and shelving racks add character, while there is space for a freestanding cooker and a fridge freezer. A side window ensures natural light and ventilation with a door into the conservatory.

Sun Room: 6.07m x 2.98m (19' 11" x 9' 9")

A superb additional living space enjoying views over the garden. This versatile room features a log burner, tiled floor, and fitted worktop with storage beneath. A separate WC is conveniently located here, making it a practical extension of the living space.

Bedroom One: 3.40m x 3.86m (11' 2" x 12' 8")

A generously proportioned double bedroom with fitted wardrobes providing excellent storage. A further built-in cupboard adds practicality, and a door gives direct access into the conservatory, creating a bright and airy feel.

Bedroom Two: 2.66m x 3.32m (8' 9" x 10' 11")

A good-sized second bedroom, ideal as a double guest room, home office, or hobby space, with a pleasant outlook over the front garden.

Bathroom: 1.64m x 2.05m (5' 5" x 6' 9")

Vanity unit incorporating wash hand basin and WC, wall fitted electric heater and frosted window to side. The shower unit is currently set up with a low level screen and electric shower.

Front Garden & Driveway

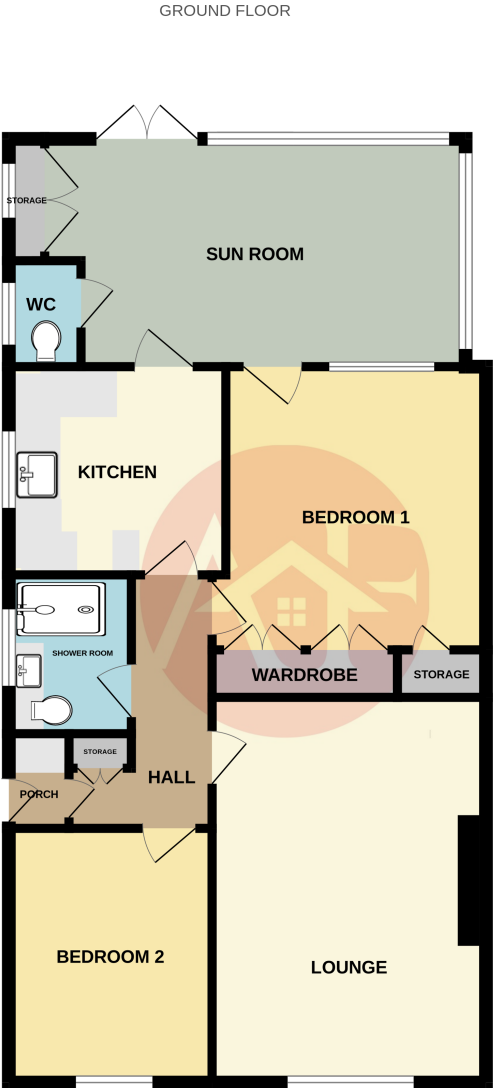
The property is approached via a large tarmac driveway offering excellent off-road parking. A lawn with planted borders adds kerb appeal, while a carport and storage area provide further practicality. Two wooden sheds, an outside tap, and an electric point are also included.

Rear Garden

The rear garden is a delightful and well-established space, featuring a lawn, side patio, and mature trees. Bound by hedges and fencing to both sides, it offers good privacy. A large workshop/store, pond with rockery and shrubs, and a water butt complete this versatile outside space.



Floorplan



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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Building Safety

Non Reported

Mobile Signal

Ofcom predicts coverage, nPerf shows real-world signal

Construction Type

Standard Construction

Existing Planning Permission

Non Reported

Coalfield or Mining

Non Reported

Council Tax: Band C

Council Tax: Rate 2177.88

Parking Types: Driveway.

Heating Sources: Gas Central.

Electricity Supply: Mains Supply.

Water Supply: Mains Supply.

Sewerage: Mains Supply.

Broadband Connection Types: FTTC.

Accessibility Types: Lateral living.

Flooding Sources: None.

Has the property been flooded in last 5 years? No

Flooding Sources: None.

Any flood defences at the property? No

Any risk of coastal erosion? No

Is the property listed? No

Are there any restrictions associated with the property?

No

Any easements, servitudes, or wayleaves? No

The existence of any public or private right of way? No

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