

The Sidings, Haywood Village, Weston-Super-Mare, Somerset.

BS24 8FG

£260,000 Freehold

FOR SALE



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## PROPERTY DESCRIPTION

HOUSE FOX ESTATE AGENTS PRESENTS.....Set in a cul-de-sac location and opposite an open plan area, this beautifully maintained home offers great value.

If you love to sit in the sunshine, and entertain family and friends with drinks and a barbeque, then this garden is perfect for you as it is South West facing, and you really do get the afternoon and evening sunshine.

The property is 6 years old, and the current sellers have maintained the accommodation to a high standard, which comprises, hallway, cloakroom, lounge, kitchen/diner with double doors onto the garden, 3 bedrooms, en-suite shower room, family bathroom, plus gas central heating, double glazing, and tandem parking for 2 vehicles.

So if your looking for a home in good condition, want to spend time enjoying yourself in the garden, then look no further

## FEATURES

- WALK THROUGH 360 VIDEO TOUR AVAILABLE
- Terraced house
- 3 bedrooms
- South West facing garden
- Well presented
- Parking for 2 vehicles
- Bathroom, cloakroom & En-suite shower room
- Cul-de-sac location
- 15ft kitchen/diner with double doors on to the garden
- EPC-B COUNCIL TAX-C



## ROOM DESCRIPTIONS

### **Main front door to the hallway**

### **Halway:**

Doors to the lounge and cloakroom, stairs to the first floor

### **Cloakroom:**

Low level WC, wash hand basin, radiator, double glazed window

### **Living room:**

4.35m x 3.64m (14' 3" x 11' 11")  
Double glazed window, radiator, door to the kitchen/diner

### **Kitchen/diner:**

4.60m x 2.66m (15' 1" x 8' 9") Sink unit, floor and wall units, built in oven and hob, plumbing for washing machine, double glazed window, double glazed double doors to the garden

### **First floor landing:**

Cupboard, loft access with loft ladder, doors to the bedrooms and bathroom

### **Bedroom 1:**

3.56m x 2.29m (11' 8" x 7' 6")  
Double glazed window, radiator, door to the en-suite shower room

### **En-suite shower room:**

Shower cubicle, wash hand basin, low level WC, heated towel rail, double glazed window

### **Bedroom 2:**

2.75m x 2.29m (9' 0" x 7' 6")  
Double glazed window, radiator,

### **Bedroom 3:**

2.27m x 1.72m (7' 5" x 5' 8")  
Radiator, double glazed window

### **Bathroom:**

Bath, wash hand basin, low level WC, heated towel rail

### **Parking:**

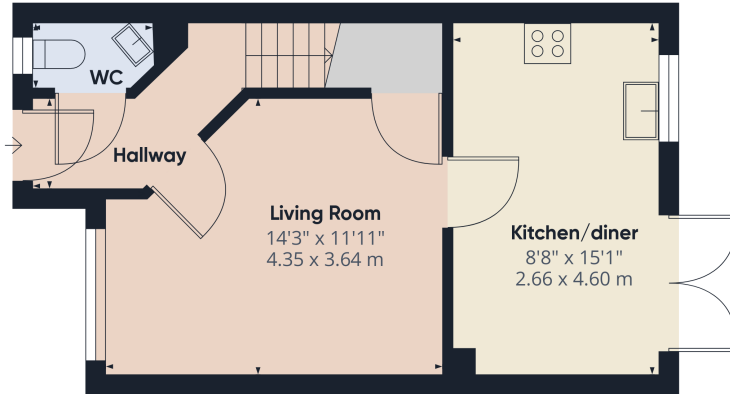
Tandem parking for 2 vehicles

### **Garden:**

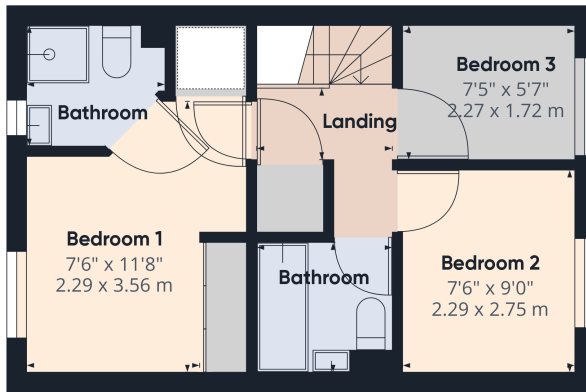
A lovely South West facing garden, with a patio area, grass area, all surrounded by fencing, plus gate to the rear



# FLOORPLAN & EPC



Floor 0



Floor 1



Approximate total area<sup>(1)</sup>  
684.9 ft<sup>2</sup>  
63.63 m<sup>2</sup>

(1) Excluding balconies and terraces

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

