



68 Oxford Street, Burnham-on-Sea, Somerset TA8 1EW

Guide Price £165,000 Freehold



2 Bedroom Terraced House

- Period terraced character home
- Walking distance amenities
- Conservatory to rear
- Excellent investment potential
- Central Burnham on Sea
- Easy M5 motorway access
- Rear pedestrian access
- Two bedroom
- Separate reception rooms
- Freehold property offered



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68 Oxford Street is a mature two bedroom terraced home offering plenty of potential for those looking for a renovation project in a highly convenient central Burnham on Sea location. Positioned within easy walking distance of the town centre and seafront, the property is also well placed for access to Junction 22 of the M5 at Edithmead, making it an ideal option for commuters, investors or buyers seeking a project close to local amenities. Believed to date back to around 1825, the property is of traditional brick construction beneath a tiled roof and retains a number of original features, including fireplaces and room proportions typical of its era.

Whilst elements of the accommodation have become worn commensurately in recent years, it now presents an excellent opportunity for comprehensive modernisation and updating to suit modern living standards. The property is arranged over two floors and comprises an entrance porch leading into a hallway, two reception rooms including a lounge, dining room, kitchen with door leading to the rear garden. Upstairs there are two bedrooms and a bath/shower room.

The property is fitted with double glazed windows and benefits from mains gas, electricity, water and drainage. Externally, as part of the Rear Garden, there is a coal shed attached to the rear of the building. The rear garden is in need of a green fingered touch but is well vegetated with a range of established plants, flower beds, borders and also benefits from rear pedestrian access. Offered for sale with freehold tenure and priced to reflect the work required, this is a rare opportunity to acquire a character property with significant scope in a sought after central location.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D	62 D	
39-54	E		
21-38	F		
1-20	G		

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		86
(69-80)	C		
(55-68)	D	62	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

CONSUMER PROTECTION FROM UNFAIR TRADING REGULATIONS

These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantees can be given with respect to planning permission or fitness of purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested parties are advised to check availability and make an appointment to view before travelling to see a property.

THE DATA PROTECTION ACT 1998

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