

Bleadon Hill, Weston-Super-Mare, Somerset. BS24 9JW

Offers in the region of £500,000 Freehold

FOR SALE



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PROPERTY DESCRIPTION

HouseFox Estate Agents are pleased to offer this extended and beautifully presented four-bedroom detached bungalow, positioned in an elevated setting towards the top of Bleadon Hill.

This outstanding residence has been refurbished by our vendors almost throughout during their ownership to an impeccable standard - the gorgeous gloss white kitchen being a stand-out feature, and further boasts stunning panoramic views of the surrounding countryside and coastline.

The property sits on a large level plot with landscaped gardens to front and rear. There is ample parking for 5/6 vehicles, a large space for perhaps a boat or motorhome plus our vendors had constructed a double garage with power & light.

A key feature of the property is its versatile and flexible accommodation, which can be tailored to suit a variety of individual needs. The layout is particularly well-suited to multi-generational living, with bedrooms one and four, along with the shower room, providing an excellent opportunity to create a self-contained living space. Subject to the addition of kitchen facilities, this area benefits from its own private entrance, opening directly onto the rear garden—an ideal solution for independent living within the home.

Furthermore, this bungalow has further potential to extend to the sides or into the roof subject to necessary planning consent.

This immaculate yet realistically priced property is sure to attract much attention & we recommend an early viewing in order to fully appreciate not just the spacious accommodation but the beautifully landscaped gardens in which the property comfortably sits.

Call HouseFox today on 01934 314242 to schedule your appointment.

FEATURES

- Detached and extended bungalow
- Immaculate Condition
- Four Bedrooms
- Spacious & Flexible Accommodation
- Double Garage & Large Driveway
- Good Size Landscaped Gardens
- Popular Bleadon Hill Location
- Freehold Property
- EPC - E
- Council Tax Band - F



ROOM DESCRIPTIONS

Accommodation

Front Facing Sunroom

Entrance via UPVC double glazed door into Sunroom, front & side aspect full width double glazed windows, full height internal double glazed window, feature tiled floor, power & light, wooden door to:

Hall

Radiator, loft access (part boarded with pull down ladder) picture rail, doors off, open doorway to Inner Hallway.

Lounge

Modern UPVC windows to front, box bay UPVC windows to side with views, radiator, feature wall housing inset gas fire with wood effect, coved ceiling.

Kitchen/Diner

The heart of the home is the fabulous kitchen/diner with a gloss white range of wall and base unit with a combination of granite & solid wood worktops over, inset eye level AEG oven with further microwave combi oven over, integral Zanussi dishwasher & fridge freezer, graphite composite 1 1/4 bowl sink with drainer and mixer tap over, feature splash-backs, double glazed window to Utility room, wooden door to Utility room.

The dining area has a large double glazed window overlooking the rear garden with radiator below & ample space for a large dining room table & chairs. Both areas have wood block flooring.

Utility

Dual aspect UPVC windows, UPVC part glazed door to garden, double glazed polycarbonate roof, range of base units with worktop over, stainless steel sink with drainer and mixer tap over, plumbing for automatic washing machine, space for tumble dryer and freezer.

Inner Hallway

Cupboard housing Vaillant combination boiler for domestic hot water and gas central heating, UPVC window to side, radiator, UPVC obscure window to rear, 2nd storage cupboard.

Bedrooms & Bathrooms (From front to back)

Bedroom 1

Dual aspect room with full height double glazed windows to front (internal) & side aspect, radiator, coved ceiling.

Bedroom 4

Double glazed UPVC French doors to front, double glazed UPVC window to side, radiator.

Cloakroom

Obscure UPVC window to side aspect, low level W/C, wash hand basin, tiled splash-backs, radiator.

Family Bathroom

A spacious room with modern white suite comprising of panel bath with mixer tap and shower attachment, wash hand basin set into vanity unit with mixer tap, chrome ladder style heated towel rail, separate shower cubicle with extractor, tiled splash-backs walls, grey wood effect laminate flooring. UPVC window to side,

Office/Bedroom 3

A flexible room currently used as a study but equally could be used as a large dressing room or annexe reception room to Bedroom beyond. UPVC window to side, radiator, door to:-

Bedroom 2 / Granny Annexe

Double aspect UPVC windows to side and rear, radiator, range of fitted wardrobes.

Rear Hall

Fitted wardrobes, UPVC door to rear access, door to:-

Shower Room

UPVC double glazed window to side, white suite comprising of glass shower cubicle housing mains operated shower, low level W/C, wash hand basin set into vanity unit with mixer tap over, fully tiled walls, radiator, extractor fan.

Outside

A real feature of the sale are the beautifully presented gardens both to the front & rear.

Front Garden / Driveway

The property is approached via a wooden five bar gate opening to a large driveway with parking for 5/6 cars plus space for Motorhome etc, enclosed by fencing, with good size lawned areas, stone chip area, front hedge.

Detached Double Garage

Roller door. Power & Light.

Rear Garden

A great area to relax or entertain the rear garden is mostly laid to lawn with a central circular paved patio area & paved path from the rear of the property. Rockery area to the rear of the garden. Substantial raised decked area with garden shed. Further patio to rear of the property. Maturing shrubs border, outside tap, fencing to boundaries.

Agents Note

All approximate room measurements are shown on the attached floorplan.

PLEASE NOTE - These particulars, whilst believed to be accurate, are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property



FLOORPLAN & EPC



Approximate total area⁽¹⁾
 1790.03 ft²
 166.3 m²

(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.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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