

Market Avenue, St.Georges, Weston-Super-Mare, Somerset.  
BS22 7RB

Offers in Excess of £550,000 Freehold

FOR SALE



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## PROPERTY DESCRIPTION

HOUSE FOX ESTATE AGENTS PRESENTS.....\*\*\*\*Unexpectedly back on the Market 4th August 2025\*\*\*\* – Don't Miss This Exceptional Family Home! Sellers have found their onward home and it's the end of the chain.

A rare chance to own one of the most impressive homes in the highly desirable St Georges — this stunning four-bedroom detached property is back on the market and ready for its next chapter. Extended, upgraded, and immaculately presented throughout, it offers space, style and standout features you won't find anywhere else at this price point.

Step inside and be wowed by the showstopping air conditioned Dolby Atmos cinema room, perfect for family movie nights and entertaining in true luxury. The large open-plan bespoke kitchen and dining space opens out via bi-fold doors to a private landscaped garden, complete with a covered hot tub, beautiful summer house, and multiple zones to relax or entertain. Inside, four generous double bedrooms upstairs offer plenty of space for family or guests, including a gorgeous private principal suite with en-suite shower room. Downstairs a huge versatile lounge with double doors opening out to the garden.

With driveway parking for 4 vehicles plus the ability to create more, EV charging point, a double garage with electric doors, utility, home office and a beautiful finish throughout, this home ticks every box — and then some.

Homes like this don't come up often — and rarely twice. Be quick. Book your viewing now to avoid disappointment  
**FEATURES**

- WALK THROUGH 360 VIDEO TOUR AVAILABLE
- Executive detached home
- 4 bedrooms
- Double driveway to the double garage
- Landscaped garden with a hot tub
- Cinema room with air conditioning
- 23ft living room with double doors to the garden
- Superb kitchen open plan to dining room
- Study & utility room
- EPC-C



## ROOM DESCRIPTIONS

### Main front door to the hallway.

### Hallway:

Central staircase, with doors to all the principal rooms

### Living room:

7.22m x 3.98m (23' 8" x 13' 1") Central fireplace, double glazed window to the front, radiator, double glazed double doors to the garden

### Kitchen:

4.09m x 3.46m (13' 5" x 11' 4") Stunning room with Bi-fold doors onto the garden....Sink unit, a range of floor and wall units, built in oven, hob, extractor hood, microwave, central island with breakfast bar, spotlights, prosecco/wine cooler, sliding drawer fridge, integrated dishwasher, opening to the dining area

### Dining room:

3.64m x 3.48m (11' 11" x 11' 5") Radiator, full length Bi-fold doors to the garden

### Utility room:

2.62m x 1.47m (8' 7" x 4' 10") Wall mounted boiler, plumbing for washing machine, space for tumble dryer, wall unit, space for fridge freezer,

### Study:

1.98m x 1.97m (6' 6" x 6' 6") Double glazed window, radiator

### Cinema room:

3.66m x 2.91m (12' 0" x 9' 7") Air conditioned room....speakers in the ceiling, feature ceiling, wall lights, double glazed window

### Cloakroom:

WC, wash hand basin, radiator, double glazed window

### First floor landing

Cupboard, loft access

### Bedroom 1:

4.49m x 4.38m (14' 9" x 14' 4") radiator, 2 double glazed windows, door to the en-suite

### En-suite

Walk in shower cubicle, vanity wash hand basin, enclosed WC, heated towel rail, double glazed window

### Bedroom 2:

4.05m x 3.49m (13' 3" x 11' 5") Radiator, double glazed window

### Bedroom 3:

3.66m x 2.99m (12' 0" x 9' 10") Radiator, double glazed window

### Bedroom 4:

3.24m x 2.64m (10' 8" x 8' 8") Radiator, double glazed window

### Bathroom:

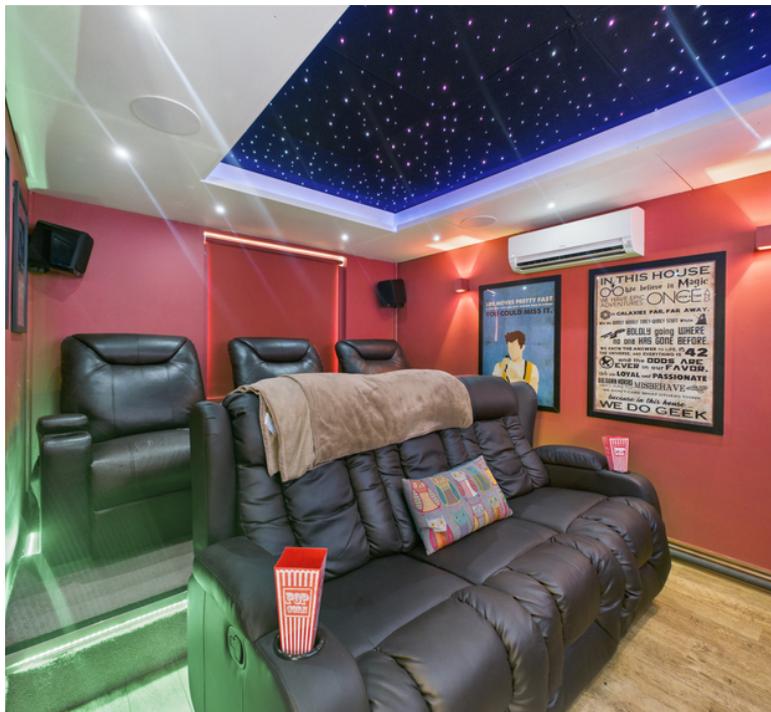
Free standing bath, walk in shower cubicle, vanity wash hand basin, WC, heated towel rail, double glazed window

### Double garage and parking:

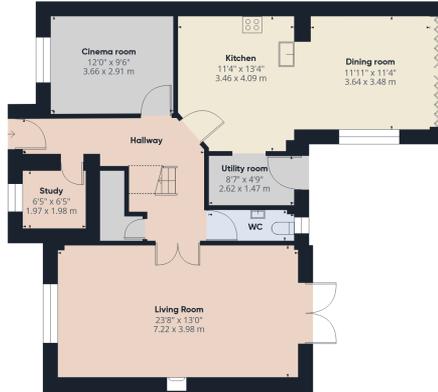
The double width driveway provides off street parking for 4 vehicles and leads to the Double Garage, which has light, power and door to the garden

### Gardens:

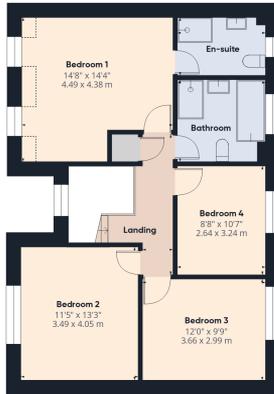
To the front you have a lawn area with pathway to the front door. To the rear, you have an amazing landscaped garden, with a good size area of lawn, nice size patio area, stone chipped area,. The Summer house is a wonderful place to read and enjoy a coffee, whilst the covered wooden area hosts the Hot Tub, a place to unwind and chill out with a glass of bubbly.



# FLOORPLAN & EPC



Floor 0



Floor 1

**Approximate total area<sup>(1)</sup>**

1725 ft<sup>2</sup>  
160.1 m<sup>2</sup>

**Reduced headroom**

19 ft<sup>2</sup>  
1.8 m<sup>2</sup>

(1) Excluding balconies and terraces

Reduced headroom  
..... Below 5 ft/1.5 m

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 are based on RICS IPMS 3C standard.

GIRAFFE360

