

Lanthy Close, Weston Village, Weston-Super-Mare, Somerset.

BS24 7AR

£240,000 Freehold

FOR SALE



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PROPERTY DESCRIPTION

HOUSE FOX ESTATE AGENTS PRESENTS.....Offered with no onward chain, this semi detached home has a lovely large garden, which is perfect for entertaining and enjoying sunny afternoons.

The house is set in a cul-de-sac location, with the garage and driveway to the side. Once inside you have hallway with archway to the kitchen (which is fitted with ovens, hob, fridge, freezer, washing machine) lounge with sliding door onto the rear garden, 2 bedrooms, bathroom with a large shower cubicle, plus gas central heating and double glazing.

This really is a great first home or investment, with the location, garden size and no onward chain complications, please call House Fox Estate Agents today, to book a viewing

FEATURES

- WALK THROUGH 360 VIDEO TOUR AVAILABLE
- Semi detached house in great location
- Large garden
- Garage and parking
- No onward chain
- Kitchen with appliances
- Gas central heating & double glazing
- Double glazing (fitted 2022)
- Cul-de-sac location
- EPC-C



ROOM DESCRIPTIONS

Main front door to the hallway:

Hallway:

Arch to kitchen, door to the lounge

Kitchen:

2.44m x 2.40m (8' 0" x 7' 10") Sink unit, floor and wall units, double glazed window, built in oven, extractor hood, integrated fridge, freezer, washing machine and dishwasher. Wall mounted boiler,

Lounge:

5.05m x 3.61m (16' 7" x 11' 10") Sliding double glazed door to the garden (these doors were fitted in 2023), 2 radiators, stairs to the first floor

First floor landing:

Loft access.

Bedroom 1:

3.53m x 2.65m (11' 7" x 8' 8") Radiator, built in wardrobe, double glazed window

Bedroom 2:

3.30m x 2.06m (10' 10" x 6' 9") 2 cupboards, radiator, double glazed window

Bathroom:

Large walk in shower cubicle, WC, radiator, double glazed window, wash hand basin, radiator

Garage and Parking:

5.08m x 2.65m (16' 8" x 8' 8") The driveway leads to the SINGLE GARAGE, which has power and light, up and over door, plus door to the garden

Rear garden:

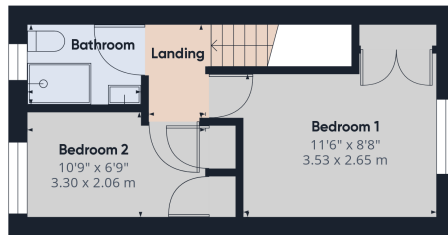
A lovely size garden mainly laid to lawn



FLOORPLAN & EPC



Floor 0



Floor 1



Approximate total area⁽¹⁾
685.64 ft²
63.7 m²

Reduced headroom
132.61 ft²
1.14 m²

(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

