

Roe Close

Bridgwater, TA6 5DQ

COOPER
AND
TANNER



Guide Price £210,000 Freehold

Offered with no onward chain! This three-bedroom mid-terraced home is located in a cul-de-sac close to local amenities and benefits from a conservatory and well-maintained rear garden.

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DESCRIPTION:

The property is accessed principally via the front vestibule opening into the hallway. From here stairs rise to the first floor, along with a door opening into the main dwelling. First the sitting room, this space benefits from a gas fireplace and a large front aspect window. A door leads to the dining room with access to the kitchen and conservatory. The kitchen comprises of wall and base units finished in a wood effect, with space for a washing machine, cooker and fridge freezer.

To the first floor are two spacious double bedrooms, the primary benefitting from fitted wardrobes, the third bedroom is a good-sized single room. All three bedrooms benefit from a family bathroom comprising of a bath with overhead shower, WC, and wash hand basin.

LOCATION:

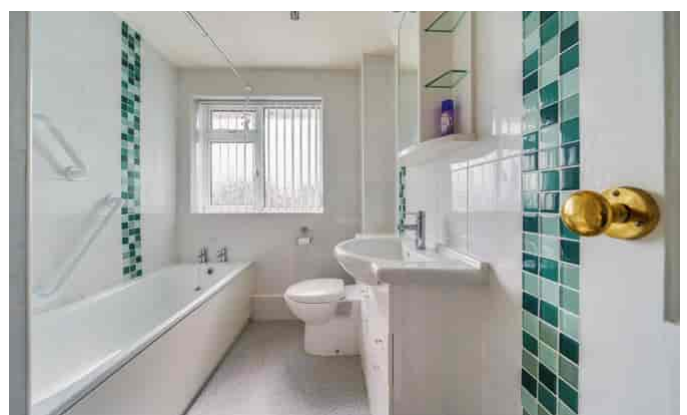
There are local amenities in the area and Bridgwater College is within walking distance. For the commuter, access to the M5 motorway can be gained at junction 23 within 2 miles and Bridgwater train station is approximately 1.5 miles distance.

SERVICES:

Mains drainage, water and electricity are connected and gas central heating is installed. The property is currently banded B for council tax within Somerset Council.

VIEWING ARRANGEMENTS:

Strictly through prior arrangement with Cooper and Tanner on 01458 840416. If arriving early, please wait outside to be greeted by a member of our team (barring adverse weather).

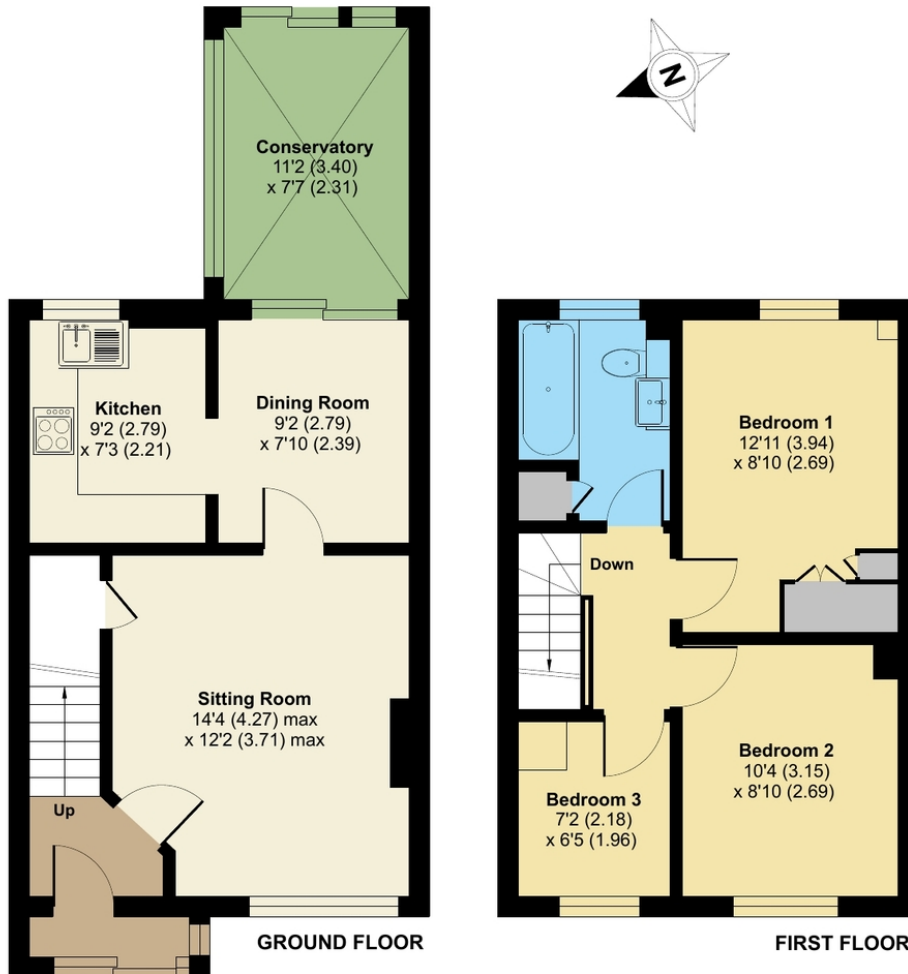




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Approximate Area = 829 sq ft / 77 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for Cooper and Tanner. REF: 986968

STREET OFFICE

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