

Clockhouse View

Street, BA16 0PH

COOPER
AND
TANNER



Asking Price Of £330,000 Freehold

A practical and efficient modern home presented in good order and situated in a convenient cul-de-sac location just a short walk from both The High Street and Millfield School. Enjoying a sunny west facing garden, parking for up to three cars and a garage.

Clockhouse View Street BA16 0PH

 4  2  2 EPC A

Asking Price Of £330,000 Freehold

ACCOMMODATION:

Entering via the front door, leads you into a spacious reception hall with two fitted cupboards providing useful storage space and doors opening directly to all ground floor rooms. The kitchen/breakfast room features a wide range of fitted wall and base level cabinets, worktops and a drainer sink with mixer tap. A gas hob, electric oven, grill and cooker hood are integrated, while space is provided for the usual selection of freestanding appliances. You'll also find space here for a table and chairs for informal dining if required. The generous separate dining room affords flexibility to be used for entertaining, a playroom or office as necessary and the naturally bright sitting room features patio doors to the garden. A cloakroom with WC and hand basin services the ground floor. Moving to the first floor, there are four good size bedrooms, three of which feature fitted wardrobes and with the primary room enjoying access to its own ensuite shower room and localised air conditioning. The other bedrooms are served by the well appointed family bathroom which includes a bath with mixer shower, WC and pedestal wash basin.

OUTSIDE:

Off road parking is provided for up to three cars, with a recently resurfaced driveway at the side of the property, combined with an allocated space in front of the single garage, found just a few yards away under a neighbouring coach house. The rear garden is fully enclosed by timber panel fencing and has been landscaped with ease of maintenance in mind. One half is laid to artificial turf, offering a child friendly space to play, as well as a sunny spot to dine outside. The other side is laid to chippings, providing a suitable space for potted plants and a shed. Buyers looking to entertain guests, are sure to appreciate the well equipped garden bar, which can keep the party going during the inevitable summer showers!

SERVICES:

Mains gas, electric, water and drainage are connected, and gas central heating is installed. The property is currently banded D for council tax, within Somerset Council. Ofcom's service checker states that external mobile coverage is likely with four major providers, whilst Ultrafast broadband is available in the area. Photovoltaic solar panels are installed and benefit from the remainder of a contracted feed in tariff.

LOCATION:

Located within just a few minutes' walk of the town centre where shoppers enjoy a busy High Street with the added bonus of Clarks Village Factory Outlets. There is a wide choice of supermarkets and DIY/homewares stores within a short drive also. Quality secondary schooling is available at the renowned Millfield Senior School, Crispin School and Strode College, all within a short walk. Street is well served by doctors and dentists, has indoor and outdoor swimming pools, sports and fitness clubs and a popular theatre/cinema. Most culinary tastes are catered for by the variety of pubs and restaurants also within a short walking distance.

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.

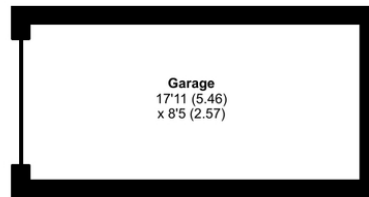
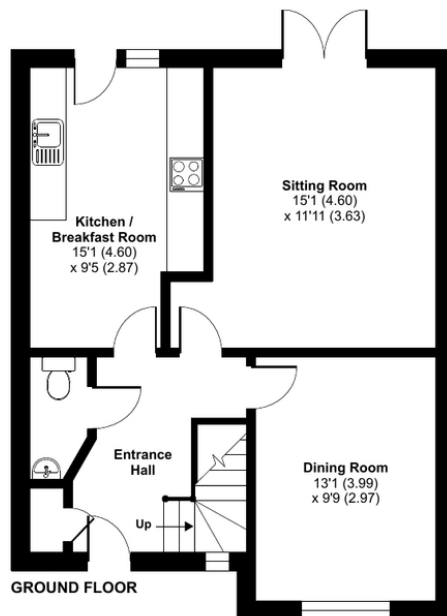
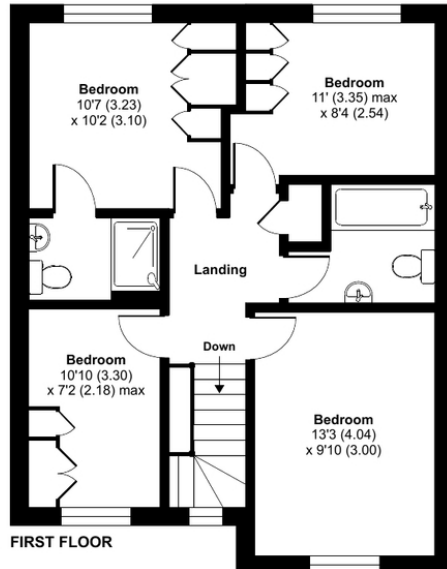




Clockhouse View, Street, BA16

Approximate Area = 1381 sq ft / 128.2 sq m (includes garage)

For identification only - Not to scale



 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nrichcom 2025. Produced for Cooper and Tanner. REF: 1267515

STREET OFFICE

Telephone 01458 840416

86, High Street, Street, Somerset BA16 0EN

street@cooperandtanner.co.uk

**COOPER
AND
TANNER**

Important Notice: These particulars are set out as a general outline only for the guidance of intended purchasers and do not constitute, nor constitute part of, an offer or contract. All descriptions, dimensions, reference to condition and necessary permissions for use and occupation, warranties and other details are given without responsibility and any intending purchasers should not rely on the m as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them.

