



Guide Price  
£339,950  
Freehold

Conway Crescent, Burnham-on-Sea, Somerset TA8 2SL  
2 Bedroom Bungalow





Presenting to you a delightful detached bungalow, available for sale in a sought after location. Whilst the property requires some modernisation, it offers a fantastic opportunity for couples seeking a place to transform into their dream home.

The interior layout of the property is as practical as it is comfortable. It incorporates two bedrooms and two bathrooms, ensuring that space and convenience are not compromised. The master bedroom is a generous double-sized room complemented with an en-suite, offering a private and comfortable space. The bungalow boasts a reception room and a kitchen. The reception room provides a warm and welcoming area for entertaining and spending quality time, whilst the kitchen offers ample space for culinary enthusiasts to create and enjoy meals.

The property also benefits from front and rear garden space, parking and a garage for extra storage.

The potential of this property is undeniable, offering a golden opportunity to tailor and transform it into a dream home. Whether you are a couple looking to put your stamp on your first home or an investor seeking a property with immense potential, this bungalow presents unparalleled prospects.

The location of the property is a key feature, with green spaces and walking routes in proximity. This adds a touch of tranquillity to the property and provides ample opportunities for outdoor activities. Moreover, it is situated in a sought-after location, making it a prime choice for potential homeowners.

EPC: D68 (19/05/2025) Council Tax Band: D £2,450.11 2025/26



- Garage and parking
- Two bedrooms
- Two bathrooms
- Conservatory with garden view
- Sought after location
- Close to amenities & local transport links
- Close to walking routes







**Accommodation:**

**Entrance Hall:**

Glazed entrance door, large cloak cupboard, built in cupboard housing the 'Ariston' gas fired boiler and a radiator.

**Lounge: 5.14m x 3.67m (16' 10" x 12' 0")**

Brick hearth, fitted real life gas fire, coved ceiling, two radiators and a double glazed bow window. Opening too:

**Dining Room: 3.65m x 2.02m (12' 0" x 6' 8")**

Double glazed window, radiator and coved ceiling.

**Kitchen: 4.55m x 2.98m (14' 11" x 9' 9")**

Range of wall, base and drawer units having roll top work surfaces, one and a half bowl single drainer stainless steel sink unit with a mixer tap, cooker hood, plumbing for an automatic washing machine, radiator, tiled floor and two double glazed windows. Door too the conservatory.

**Cloakroom:**

Low level w/c, hand wash basin having a tiled splashback, extractor fan and radiator.

**Bedroom One: 3.82m x 3.36m (12' 6" x 11' 0")**

Double glazed window, radiator and triple wardrobe.

**En-suite Shower Room:**

Fully tiled with a shower cubicle, vanity unit with inset hand wash basin, low level w/c, light with shaver point, radiator and double glazed window.

**Bedroom Two: 3.65m x 2.40m (12' 0" x 7' 10")**

Double glazed window and radiator.

**Shower Room:**

Fully tiled with a shower cubicle, pedestal hand wash basin, low level w/c, radiator and double glazed window.

**Conservatory: 4.74m x 2.50m (15' 7" x 8' 2")**

Double glazed with a tiled floor. Double glazed doors to both the front and rear gardens.

**Outside:**

Tarmacadam driveway providing parking and leading to the garage. The front garden is laid to lawn with an area of chippings, flower bed and outside light. Side pedestrian access to the rear garden which is laid to lawn with an adjoining paved patio and crazy paved patio, garden shed and outside water tap. The property enjoys a rural aspect to the rear.

**Garage: 2.74m x 2.62m (9' 0" x 8' 7")**

Up-and-over door, electric, light and power on a concrete base.

**Services:**

Mains electricity, gas, water and drainage are connected.

**Tenure:**

Freehold

Vacant possession on completion.



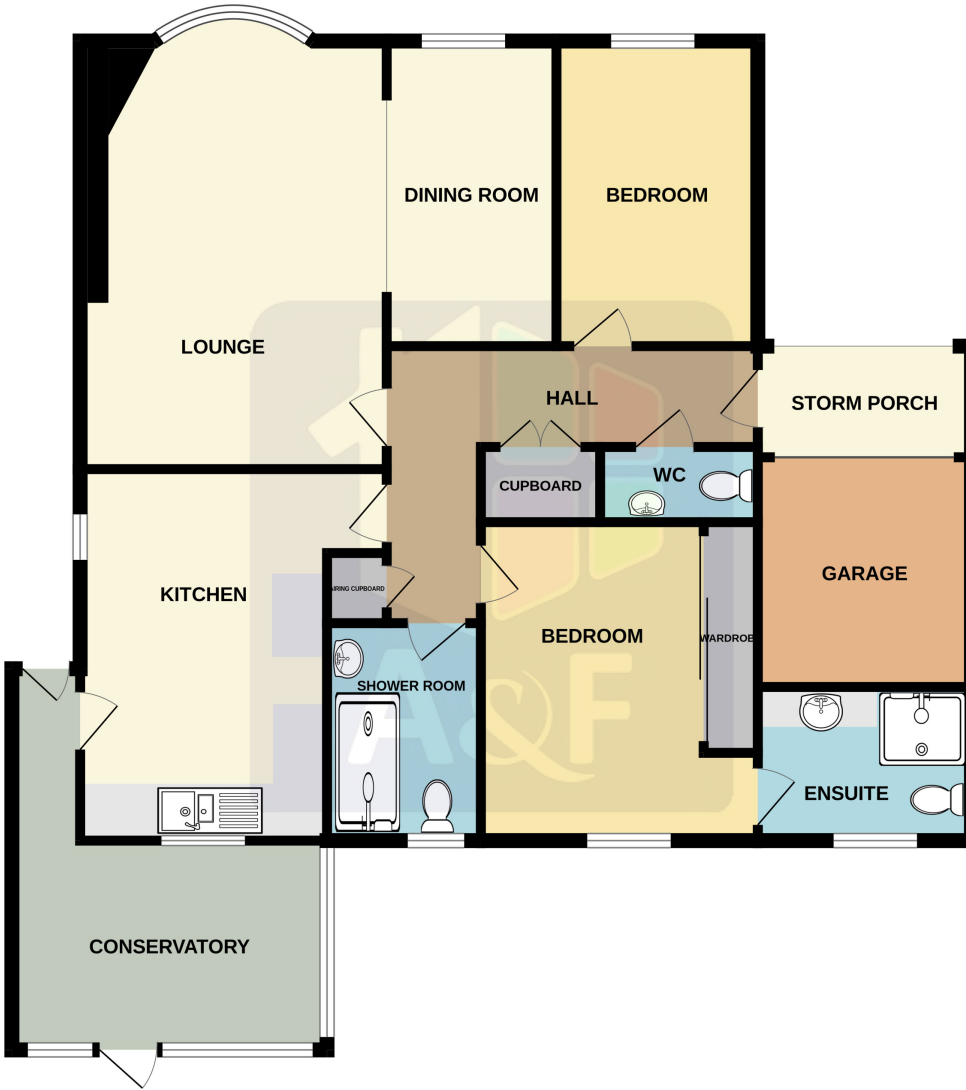








GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C		
55-68	D	68 D	
39-54	E		
21-38	F		
1-20	G		

Material Information
Council Tax Band & Charge for Current Year
Band: D £2450.11 2025/26
EPC Rating & Date Carried Out
Awaited
Building Safety
None reported
Mobile Signal
<b>Otocom Mobile Coverage Checker</b> Provides official indoor and outdoor coverage predictions across all major UK networks (EE, O2, Three, Vodafone). <a href="#">Otocom Mobile Coverage Checker provides official predictions for indoor and outdoor coverage across all major UK networks (EE, O2, Three, Vodafone).</a>
<b>nPerf Mobile Coverage Map</b> Displays real-world 2G, 3G, 4G, and 5G signal strength across all networks, based on user data. <a href="https://www.nperf.com/en/map/GB/J-/signal?ll=20&amp;lg=0&amp;zoom=3">https://www.nperf.com/en/map/GB/J-/signal?ll=20&amp;lg=0&amp;zoom=3</a>
<b>Mast Data Mobile Mast Summary</b> Shows mast locations and coverage details for each mobile provider across the UK. <a href="https://mastdata.com/coverage">https://mastdata.com/coverage</a>
Construction Type
Standard Construction
Existing Planning Permission
None reported
Coalfield or Mining
N/A
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