

Avalon Estate

Glastonbury, BA6 9AA

COOPER
AND
TANNER



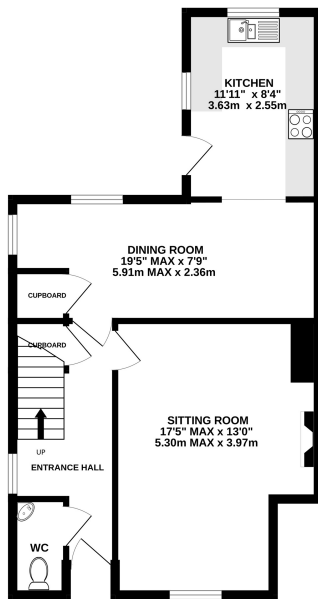
£311,000 Freehold

3 1 1 EPC D

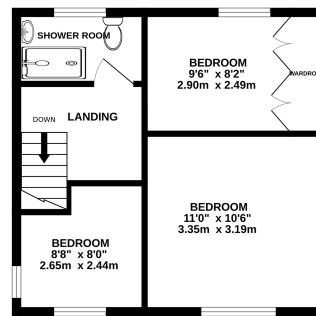
Description

Located on the popular Avalon Estate, this extended, link-detached property benefits from spacious accommodation, with a private and secure rear garden, separate garage, and off-road parking. The ground floor accommodation comprises a spacious lounge, L-shaped kitchen/dining room, cloakroom WC, and plenty of storage. Three bedrooms, one with built-in storage, and fully tiled shower room are situated on the first floor. There is a lawned front garden, with ample driveway parking leading to gated side access to the garage and rear garden. Accessed from the kitchen, the garden benefits from a patio leading to a lawn bordered by mature plants and shrubs.

GROUND FLOOR



1ST 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 errors, omissions or mis-statements. This plan is for illustrative purposes only and should be relied on 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.
Made with Metropix 52024



Features

- Well-presented, link-detached home
- NEW BOILER, fitted 2024 with 10yr guarantee
- Fibre Broadband Connection (Truespeed)
- Open plan kitchen/dining area
- Three double bedrooms, one with built-in storage
- Cloakroom WC
- Private, enclosed rear GARDEN
- GARAGE/WORKSHOP and OFF ROAD PARKING
- Bus stops close by
- Freehold - Council Tax Band C

Local Information

- Council Tax Band C
- Tenure Freehold
- EPC Rating D

GLASTONBURY OFFICE

Telephone 01458 831077

41, High Street, Glastonbury, Somerset BA6 9DS

glastonbury@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 same as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them.

