

East Road

Street, BA16 0DB

COOPER
AND
TANNER



Asking Price Of £345,000 Freehold

A spacious and versatile extended 1950's house, tucked away in a small cul-de-sac within a short walk of several primary and secondary schools, including renowned Millfield independent. Offering a generous garden, off road parking and convenient location, this property presents an ideal family home.

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ACCOMMODATION:

The property is entered via the front elevation, where a storm porch guides you into the main entrance and reception hall. Doors open from here, to ground floor living spaces including: the sitting room which features front facing bay windows and a traditional marble effect fireplace at its focal point; a versatile extended second reception room linked by an archway with sliding internal doors, offering a multitude of potential uses including a formal dining room, office or play room; and a well equipped kitchen/breakfast room with space for informal dining, as well as a wide range of fitted wall and base level cabinetry with contrasting laminated worktops and a drainer sink with mixer tap. Freestanding under counter appliances can be accommodated, such as a fridge, separate freezer and electric cooker. The adjacent utility room provides further provisions for laundry appliances, whilst also giving access to a separate cloakroom with WC and wash basin, as well as the garage and the rear garden.

Moving to the first floor, you'll find four double bedrooms of excellent proportions, all offering space for a wide range of wardrobes and accompanying furniture. The spacious principal bedroom enjoys the benefit of an ensuite shower room with a three piece suite including WC, wash basin and enclosed shower cubicle, while the other rooms are served by the family bathroom which features a WC, wash basin and corner bath with shower over. Stairs rise from the first floor to a versatile loft room, which again has been used for a variety of purposes over the years. A section of the roof void remains unconverted, and although currently providing useful storage space, perhaps offers further scope to adapt (subject to any necessary consents).

OUTSIDE:

A brick paved driveway spanning the front of the property, serves the off road parking needs of growing families with room for at least

three cars, plus a larger than average integral garage providing additional secure parking or storage space. The generous rear garden features a secluded patio area for outdoor entertaining/dining, with the majority of the garden laid to lawn, suiting active families and pet owners needing recreation space with a good degree of privacy.

SERVICES:

Mains gas, electric, water and drainage are connected, and gas central heating is installed. The property is currently banded C for council tax, within Somerset Council. Ofcom's service checker states that Good external mobile coverage is likely with four major providers, whilst Ultrafast broadband is available in the area.

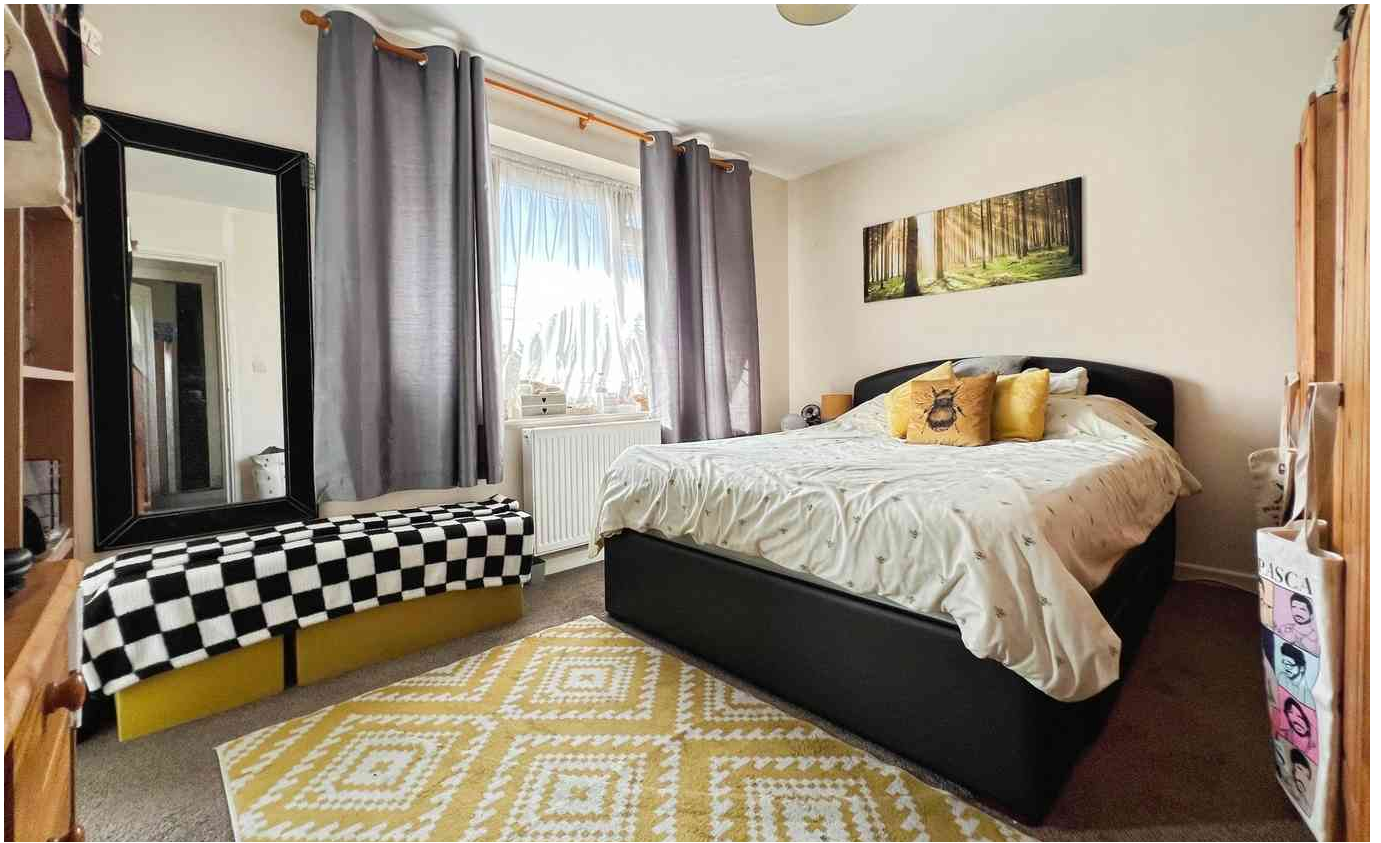
LOCATION:

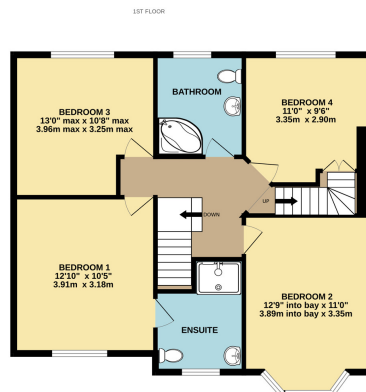
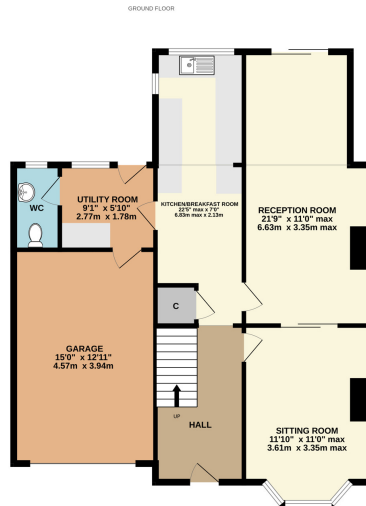
Located within a short walk of the renowned Millfield Senior School, Crispin School and Strode College. Shoppers can enjoy the busy High Street, with the added bonus of Clarks Village Factory Outlets, also within walking distance. There's also a wide choice of supermarkets plus homewares stores, within a short drive. Street is well served by doctors and dentists, has indoor and outdoor swimming pools, sports and fitness clubs and a popular theatre/cinema. The town also has a variety of pubs and restaurants to cater for most culinary tastes, in addition to many scenic countryside walks nearby.

VIEWING ARRANGEMENTS:

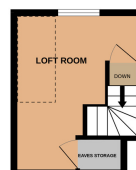
Strictly through prior arrangement with Cooper and Tanner on 01458 840416. If arriving early, please wait outside to be greeted by a member of our team.







2ND 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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