

86 Merton Drive, Weston-Super-Mare, Somerset. BS24 7EQ

£270,000 Freehold

REDUCED



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PROPERTY DESCRIPTION

HOUSE FOX ESTATE AGENTS PRESENTS ... This lovely semi detached family home is located in a quiet courtyard location and offers 3 bedrooms, en suite and a cloakroom, lounge diner with door to the garden, a good sized conservatory off the kitchen and a great garden. The property is approached via a courtyard entrance and the property fronts on to parking spaces with the entrance hall having stairs to the first floor and a cloakroom with WC and wash basin. The lounge diner is a good sized room and has french doors out to the rear garden. The kitchen offers a range of wall and base units with worktops over, gas hob with extractor hood over and electric oven under, spaces for dishwasher, washing machine and fridge freezer, inset stainless steel sink/drainer and a doors into the conservatory which overlooks the rear garden. Upstairs there are 3 bedrooms with bedroom 1 having an en suite offering a white suite of WC, wash basin and a shower and beds 1 and 2 having the advantage of built in double wardrobes. The family bathroom is also a white suite with WC, wash basin and a bath. Outside to the rear is lovely garden and is really private having an area of patio for table and chairs, artificial lawn, a side gate entrance to the front and a timber garden shed. To the front there are 2 parking spaces directly in front the house and 2 more separate spaces across the courtyard, each one in front of a blank wall space.

FEATURES

- Semi detached house
- Three bedrooms
- En suite and cloakroom
- Conservatory over looking rear garden
- Private rear garden
- Set in a lovely courtyard off the road
- Four parking spaces
- EPC - C
- WALK THROUGH 360 VIDEO TOUR AVAILABLE



ROOM DESCRIPTIONS

Entrance Hall / Cloakroom

Stairs to the first floor.
Cloakroom with white suite of WC, wash basin; Radiator;
Upvc double glazed window to front

Lounge Diner

17' 5" x 10' 8" (5.31m x 3.25m) Radiator; Upvc double
glazed window to front and french doors to rear garden

Kitchen

13' 2" x 10' 1" (4.01m x 3.07m) Radiator; built-in under
stairs cupboard; range of wall and base units with
worktops over, gas hob with extractor hood over and
electric oven under, spaces for dishwasher, washing
machine and fridge freezer, inset stainless steel
sink/drainage and a doors into the conservatory

Conservatory

12' 3" x 9' 8" (3.73m x 2.95m) Upvc double glazed
windows to 3 sides and french doors to garden

Bedroom 1

10' 2" x 10' 0" (3.10m x 3.05m) Radiator; Upvc double
glazed window to front; door to en suite; built in double
wardrobe

En Suite

6' 10" x 6' 6" (2.08m x 1.98m) Radiator; Upvc double
glazed window to front; white suite of WC, wash basin and
shower

Bedroom 2

9' 1" x 7' 11" (2.77m x 2.41m) Radiator; Upvc double
glazed window to front; built in double wardrobe

Bedroom 3

8' 0" x 6' 1" (2.44m x 1.85m) Radiator; Upvc double glazed
window to rear

Bathroom

9' 3" x 4' 11" (2.82m x 1.50m) Radiator; Upvc double
glazed window to rear; white suite with WC, wash basin
and a bath.

Outside

FRONT - To the front there are 2 parking spaces directly
in front the house and 2 more separate spaces across
the courtyard, each one in front of a blank wall space.

REAR - Outside to the rear is lovely garden and is really
private having an area of patio for table and chairs,
artificial lawn, a side gate entrance to the front and a
timber garden shed.



FLOORPLAN & EPC

