



**Wessex  
Old Coach Road  
Cross  
Axbridge  
Somerset  
BS26 2EE**

**Offers in Excess of £620,000**

**bettermove**

# Old Coach Road Axbridge

Bettermove are proud to present this impressive 4 bedroom Detached in the sought after area of Cross.

The property benefits from double glazing, gas central heating throughout and has off street parking available to the front of the property. The council tax band is F.

The interior of this beautifully presented property comprises a spacious entrance hall, the fitted kitchen with dining area & utility area, versatile reception rooms currently being used a playroom benefiting from an ensuite shower room & study room and one double bedroom with a convenient WC on the ground floor of the building. The first floor consists of a spacious living room with a wood burner stove, three bedrooms including the master with an ensuite bathroom and the family bathroom. The exterior of the property boasts a private rear garden, perfect for enjoying the summer months.

Located in the quite desirable location of Cross, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from the A38, and many local bus routes.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.

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You can secure the purchase immediately by paying an exclusivity deposit of £1,000.

This is not an additional fee and is returned to you on completion.

Paying this deposit ensures that the seller takes the property off the market and reserves it exclusively for you. Therefore, eliminating the risk of being gazumped by another buyer, and incurring aborted costs.

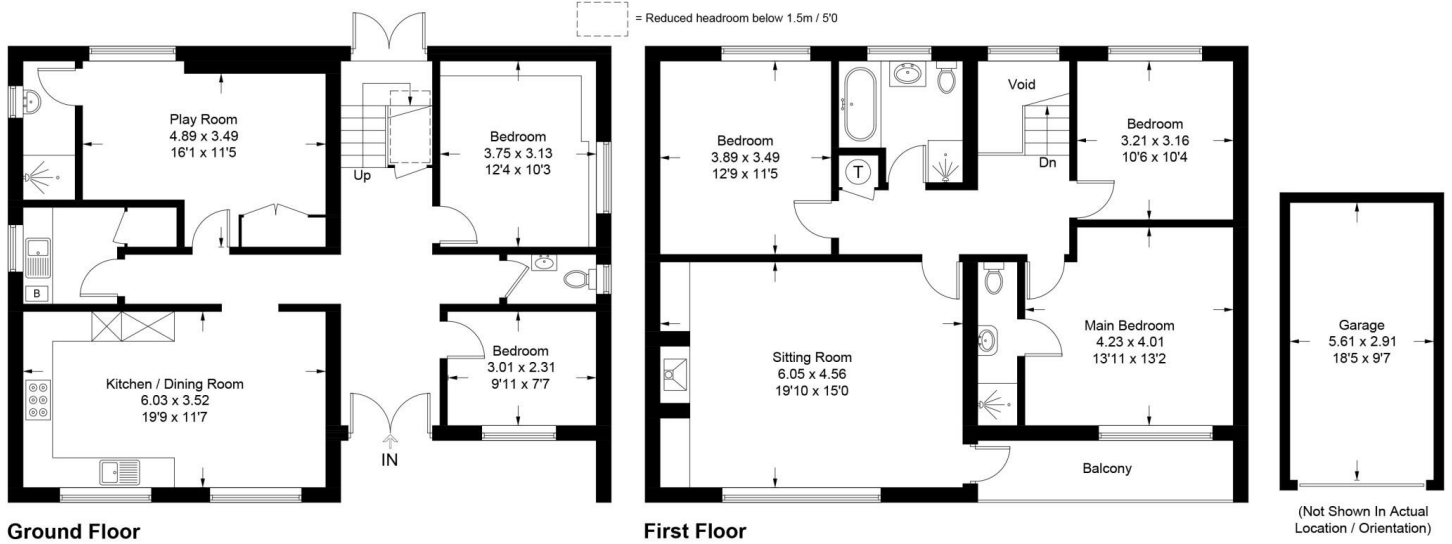


# Wessex, BPC002370

Approximate Gross Internal Area = 183.1 sq m / 1971 sq ft

Garage = 16.2 sq m / 174 sq ft

Total = 199.3 sq m / 2145 sq ft



Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92+)	<b>A</b>		<b>92</b>
(81-91)	<b>B</b>		
(69-80)	<b>C</b>		
(55-68)	<b>D</b>		
(39-54)	<b>E</b>	<b>48</b>	
(21-38)	<b>F</b>		
(1-20)	<b>G</b>		
<i>Not energy efficient - higher running costs</i>			
<b>England, Scotland &amp; Wales</b>		EU Directive 2002/91/EC	



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