

Maple Drive, Burnham-on-Sea, Somerset. TA8 1DH

£342,950 Freehold

FOR SALE



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PROPERTY DESCRIPTION

**** An Incredible Opportunity Awaits! ****

House Fox Estate Agents welcome you to this stunning, immaculately presented three-bedroom link-detached family home, offering the perfect blend of modern comfort and luxury.

Nestled in a sought-after location, just a few minutes level walk to Burnham-on-sea seafront & town centre, this property is an exceptional opportunity for those seeking a spacious, ultra modern & well-designed living space with all the amenities you could desire:

FEATURES

- Link Detached Family Home
- Stunning Open-Plan Ground Floor
- Three Double Bedrooms
- Luxury Shower Room
- Plunge Pool, Deck & Lawned Garden
- Single Garage & Driveway
- Freehold
- EPC - TBC



ROOM DESCRIPTIONS

Ground Floor Accommodation

Open Plan Ground Floor - The heart of this home is its expansive open-plan ground floor, designed for modern living. The seamless flow between the living, dining, and kitchen areas makes it perfect for entertaining, family gatherings, or simply enjoying your day-to-day life. Large windows flood the space with natural light & the high gloss grey wood laminate flooring create an inviting and airy ambiance with the wall mounted 100" television becoming a focal point, (Available by negotiation)

Well-Equipped Kitchen - The contemporary kitchen is a chef's dream, fully equipped with high-end appliances including Range Cooker & American Fridge/Freezer (available by separate negotiation), ample storage, and stylish countertops. Whether you're preparing a casual meal or hosting a dinner party, this kitchen will meet all your culinary needs with ease.

First Floor Accommodation

Three Double Bedrooms - This home boasts three generously-sized double bedrooms, each offering a peaceful retreat at the end of the day. The rooms are designed with comfort in mind, featuring ample space for both a double bed & storage plus plenty of natural light from the large double glazed windows.

Also off the spacious Landing is a Luxury Shower Room - Indulge in the opulent luxury shower room, equipped with modern fixtures and high-quality finishes. This spa-like space is the perfect place to unwind and refresh after a long day.

Exterior

Outdoor Living Spaces: Step outside to discover a beautifully landscaped garden, featuring a decked area ideal for alfresco dining or relaxing in the sun. The lawned area offers ample space for outdoor activities, while the plunge pool provides a refreshing escape during the warmer months.

To the rear of the garden is a useful Studio/Garden Room - A versatile room adds an extra dimension to this property. Whether you need a home office, a creative space, or a playroom, this additional area is

the perfect solution.

To the front a single Garage/Utility Area The single garage not only offers secure parking but also includes a utility area, providing extra storage and functionality. To the front a block paved driveway driveway with parking for two vehicles.

Summary

This home is more than just a place to live—it's a lifestyle. With its open-plan design, luxurious amenities, and versatile outdoor spaces, it offers everything you need for comfortable, modern living. Whether you're a growing family, a couple, or simply looking for a dream home, this property is an incredible opportunity not to be missed.

Book your viewing today and take the first step towards making this dream home yours!

Agent Note

1. Our vendors ask that interested applicants are ideally in a proceedable position or at least their own property is currently on the market.

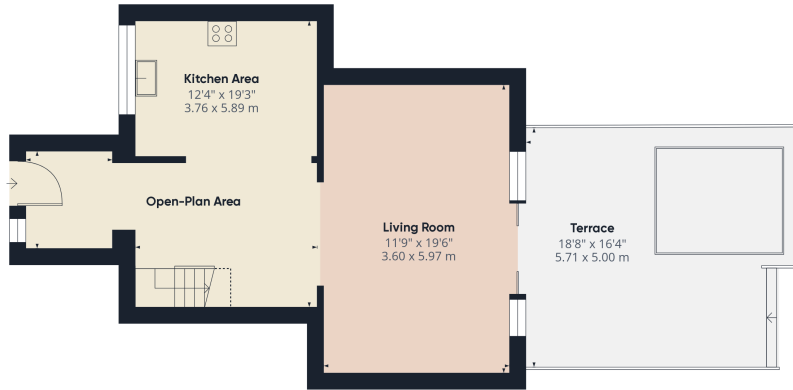
2. Available by negotiation are the 100' Television, Sofa, Dining Table, Range Cooker & American Fridge/Freezer.

3. Room Measurements are shown on the attached floorplan.

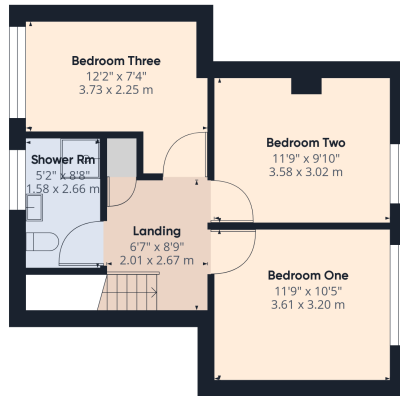
4. PLEASE NOTE - These particulars, whilst believed to be accurate, are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property



FLOORPLAN & EPC



Floor 0



Floor 2



Approximate total area⁽¹⁾

959.71 ft²
89.16 m²

Balconies and terraces

294.18 ft²
27.33 m²

Reduced headroom

8.18 ft²
0.76 m²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

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