

Oterhampton Gardens, West Wick, Weston-Super-Mare,
Somerset. BS24 7PE

£330,000

FOR SALE



HOUSE FOX
ESTATE AGENTS

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PROPERTY DESCRIPTION

HouseFox Estate Agents are pleased to offer ... Situated within the sought-after Oterhampton Gardens development in West Wick, this superb three-bedroom residence offers an exceptional opportunity for those seeking comfort, practicality, and a well-connected location.

Immaculately presented throughout, the property is ideally suited to families or individuals wishing to enjoy modern living within easy reach of local amenities and transport links.

Upon entering, one is greeted by a bright and welcoming entrance hall, which flows seamlessly into a generously proportioned living room — an inviting space, perfect for both relaxation and entertaining. From here, a doorway leads to the well-appointed kitchen/dining area. Thoughtfully designed, this space provides ample room for family dining and everyday living. Adjacent to the kitchen is a practical utility area, enhancing the property's functionality, along with a conveniently located downstairs cloakroom plus utility space.

Ascending to the first floor, you will find three well-sized bedrooms and a contemporary family bathroom. The principal bedroom is particularly impressive, with built-in wardrobes & featuring a private en-suite shower room that adds a touch of luxury and seclusion.

To the rear, the garden is a real highlight — predominantly laid to lawn and enhanced by a tiled patio area with a charming gazebo, perfect for outdoor dining and leisure. An additional patio wraps around the immediate rear and side of the property, partially accommodating a substantial metal garage.

Further benefits include off-road parking to the side of the property for two/three vehicles, contributing to the overall appeal of this excellent home.

Located within close proximity to reputable schools, shops, and transport connections, this attractive residence combines style and convenience in equal measure — a true gem not to be missed.

FEATURES

- Modern Semi-Detached House
- Excellent Condition Throughout
- Three Bedrooms - Main with En Suite
- Super Gardens to Rear
- Driveway & Garage
- No Chain Complications
- Modern Upscale Development by Bloor
- EPC - B
- Freehold
- Council Tax Band C



ROOM DESCRIPTIONS

Ground Floor

Entrance

Main front door opening through to;

Entrance Hall

Door through to living room, stairs rising to first floor landing, radiator.

Living Room

15' 10" x 12' 4" (4.83m x 3.77m)

UPVC double glazed window to front aspect, under stairs storage, radiator and door through to;

Kitchen/Diner

12' 0" x 12' 2" (3.68m x 3.71m)

UPVC double glazed french doors opening to rear garden aspect, range of wall and base units inset sink and drainer with mixer taps over, integrated hob with eye level oven, space for fridge freezer and space for dining opening to utility area which has space and plumbing for washing machine and also has worktop space.

Downstairs WC

Wash hand basin and low level WC, radiator.

First Floor

Landing

Spacious Landing with attic access & doors to all principal rooms.

Bedroom One

11' 31" x 9' 3" (3.45m x 2.82m) UPVC double glazed window to rear aspect, built in wardrobes, radiator and door through to;

En Suite

UPVC double glazed obscure window to rear aspect, low level WC and wash hand basin, fully enclosed shower with hand held shower attachment, radiator.

Bedroom Two

11' 9" x 8' 6" (3.60m x 2.59m) UPVC double glazed window to front aspect, radiator.

Bedroom Three

6' 9" x 7' 0" (2.09m x 2.13m) UPVC double glazed window to front aspect, radiator and storage cupboard.

Bathroom

7' 11" x 5' 7" (2.42m x 1.70m) UPVC double glazed obscure window to side aspect, low level WC, wash hand basin, bath with hand held shower attachment, heated towel rail.

Outside

Rear Garden

A real feature of the sale is the fully enclosed rear garden with patio area to rear of the property extending to side with gated access to driveway & housing a large metal garage with power & light being ideal for storage or securely housing motorcycles etc.

The main garden is mostly laid to lawn with the rear featuring a tied patio area with semi-permanent gazebo over - great for entertaining on warm sunny days.

Front Garden

Small lawned area with maturing shrub. Paved path to front door.

Parking

Parking to side of property for two/three cars. EV charging point.

Agents Note

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 firms employment has the authority to make or give any representation or warranty in respect of the property



FLOORPLAN & EPC

