

# West View Close

Middlezoy, TA7 0NP

COOPER  
AND  
TANNER



## Asking Price Of £325,000 Freehold

A spacious three bedroom detached bungalow offered with no onward chain and scope for modernisation throughout, complete with a single garage, driveway parking and well proportioned rooms. An ideal blank canvas for a single storey accommodation suitable for a variety of homebuyers so an early viewing is advised.

# West View Close Middlezoy TA7 0NP

 3  2  1 EPC E

## Asking Price Of £325,000 Freehold

### ACCOMMODATION:

The internal accommodation is generously proportioned, with all three bedrooms comfortably accommodating double beds. Each bedroom benefits from convenient access to the family bathroom, making the layout practical and well-suited to a range of buyers, including families, downsizers or those seeking single-storey living with ample internal space.

When entering the property, you have an entryway leading to all three bedrooms and the living room. The living room is positioned to the rear of the property and enjoys a pleasant outlook over the rear garden via a rear-facing window. The room offers good proportions for both seating and dining furniture and provides the opportunity for the installation of a wood-burning stove, subject to any relevant regulations, enhancing the potential for a warm and inviting focal point within the home.

The property benefits from a single garage, which can be accessed internally via a side door. The garage provides useful storage or secure parking for a vehicle and is further enhanced by a mezzanine level located above the garage door, offering additional storage capacity. Electrical supply is installed throughout the garage, increasing its versatility for workshop use or general storage.

Overall, this is a well-proportioned detached bungalow in a popular village location, offered with no onward chain and significant scope to modernise and enhance. Early viewing is strongly recommended to fully appreciate the space, potential and opportunity that this property presents.

### OUTSIDE:

Externally, the property benefits from a front driveway providing off-road parking for up to two vehicles. This is complemented by a gravelled front garden, designed for low maintenance while still offering an attractive approach to the property. The rear garden provides further outdoor space and potential for landscaping or additional external storage space via outbuildings.

### LOCATION:

The village of Middlezoy is ideally situated for exploring the Somerset Levels, and has a church, Post Office/shop, village hall, primary school, pub and popular Spa and restaurant at the Windmill Retreat. The village is approximately 5 miles to the east of Bridgwater and 14 miles from central Taunton, with both towns offering a wide range of amenities and mainline train stations. Various picturesque walks and nature reserves can be found nearby, within a 10 minute drive. Bristol Airport can be reached within 45 mins by car.

### SERVICES:

Mains water, electricity and drainage are installed and oil-fired central heating is connected. The property is currently banded D for council tax within Somerset Council. Ofcom's service checker states that outdoor mobile coverage is likely with three major providers, whilst Superfast broadband is available in the area.

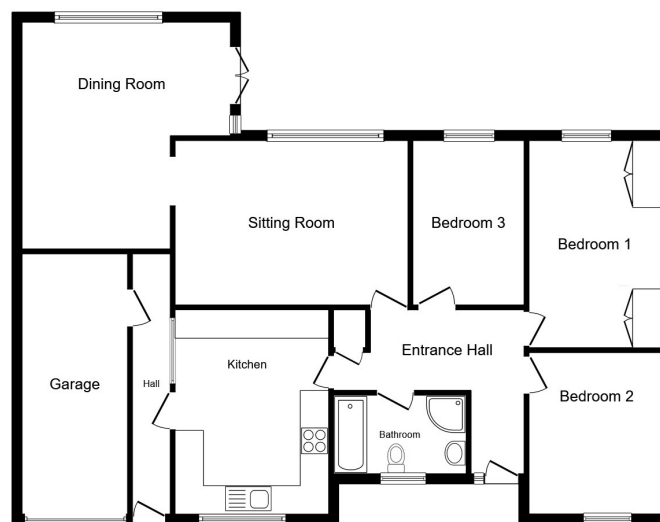
### VIEWING ARRANGEMENTS:

Please wait for a member of Cooper and Tanner staff outside the property. Our office can be contacted on 01458 840 416









Ground Floor

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.Propertybox.io](http://www.Propertybox.io)

## STREET OFFICE

Telephone 01458 840416

86, High Street, Street, Somerset BA16 0EN

[street@cooperandtanner.co.uk](mailto:street@cooperandtanner.co.uk)

**COOPER  
AND  
TANNER**

Important Notice: These particulars are set out as a general outline only for the guidance of intended purchasers and do not constitute, nor constitute part of, an offer or contract. All descriptions, dimensions, reference to condition and necessary permissions for use and occupation, warranties and other details are given without responsibility and any intending purchasers should not rely on the mass statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them.

