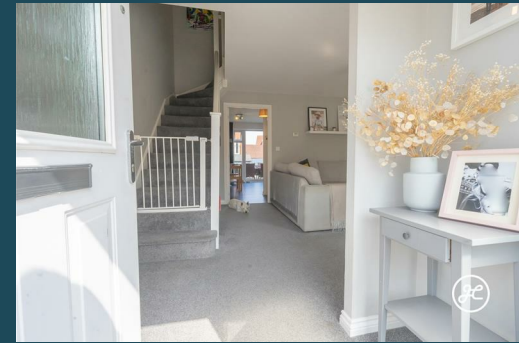


Orion Drive
Wembdon
Bridgwater
TA6 7BF




JOSEPH CASSON
the estate agency your home deserves





£260,000

- Modern Semi-Detached Property
- Constructed By Taylor Wimpey Homes in 2014
 - Three Bedrooms
 - Two Bathrooms
 - Living Room
 - Kitchen/Diner
 - Cloakroom
- Enclosed Rear Garden
- Driveway

Nestled in a sought-after development close to Wembdon Village and Bridgwater Town centres, this stunning modern semi-detached home boasts a prime location. Featuring three bedrooms, including a primary bedroom with an en-suite, a generous living room, and a stylish open-plan kitchen/diner, this property offers everything you need. Not to mention the added convenience of a cloakroom (WC).

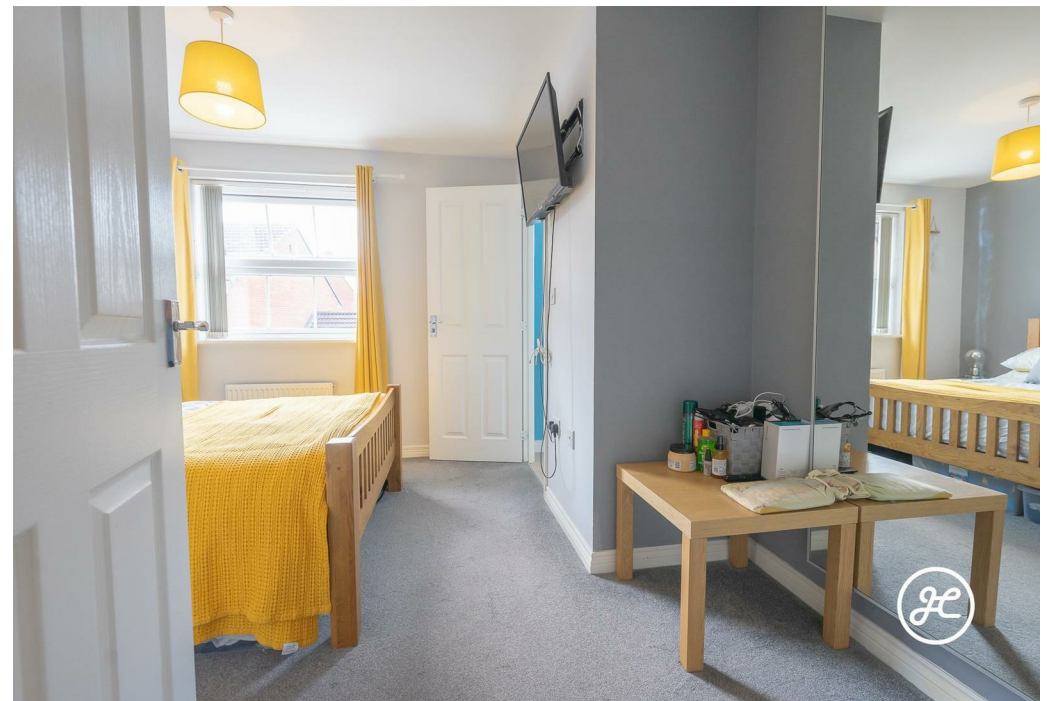
Don't miss out on the chance to see this beautiful home for yourself - get in touch with Joseph Casson Estate Agency to book a viewing today.

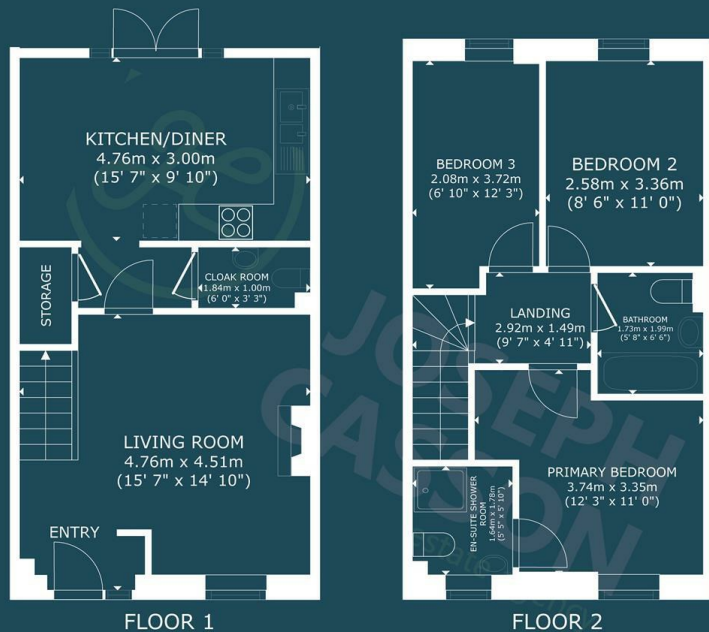
ACCOMMODATION

Step into this beautifully crafted home, complete with double glazing and gas central heating. The ground floor boasts a cozy lounge, inner hall, cloakroom, and a modern kitchen/dining room. Upstairs, you'll find three bedrooms, including a primary bedroom with its own en-suite shower room, and a family bathroom. Outside, the expansive rear garden offers artificial turf and several spots for relaxing. Plus, you'll have your own driveway for convenient parking.

LOCATION

Positioned within a small development, just off the NDR, midway between the heart of Wembdon Village and Bridgwater's Town Centre. Within Wembdon, there is a local primary school, village shop (& post office), the historic St. George's Church, The Cottage public house, children's playground, garage, cricket & football pitches and The Green, a multi-purpose building; cricket pavilion, nursery & village hall. Bridgwater offers a wide range of amenities and has excellent transport links to the M5 motorway and mainline rail link. A short distance to the West is the Quantocks Hills, an Area of Outstanding Natural Beauty.



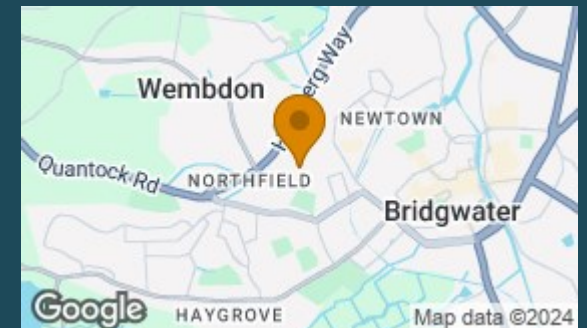


GROSS INTERNAL AREA
FLOOR 1 41.4 sq.m. (446 sq.ft.) FLOOR 2 41.9 sq.m. (452 sq.ft.)
EXCLUDED AREAS : PATIO 13.5 sq.m. (146 sq.ft.)
TOTAL : 83.3 sq.m. (897 sq.ft.)
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

Council Tax Band

C

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



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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