

Hyde Park Avenue
North Petherton
Bridgwater
TA6 6SL




JOSEPH CASSON
the estate agency your home deserves



**JOSEPH
CASSON**
estate agency
For Sale

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£225,000

- Spacious Semi-Detached Property
 - Constructed In 1985
 - Three Bedrooms
 - One Bathroom
 - Living Room
 - Kitchen/Diner
 - Cloakroom
- Front & Rear Gardens
 - Driveway
- Gas Central Heating & Double Glazing

A well-presented three-bedroom semi-detached property situated on a popular avenue in the sought-after town of North Petherton, conveniently located close to a range of local amenities.

In brief, the accommodation comprises an entrance hallway, a cloakroom, a living room, and a modern kitchen/diner to the ground floor. To the first floor are three bedrooms and a family bathroom.

Externally, the property benefits from a landscaped front garden, a driveway providing off-road parking, and an enclosed, low-maintenance rear garden.

ACCOMMODATION

This well-presented home benefits from double glazing and gas central heating throughout. The accommodation briefly comprises an entrance hallway, a cloakroom, a spacious living room, and a modern kitchen/diner with quartz work surfaces.

To the first floor, there are three well-proportioned bedrooms along with a family bathroom.

Externally, the property boasts a landscaped front garden, off-road parking via a private driveway, and an enclosed, low-maintenance rear garden with a wooden shed—ideal for both relaxing and entertaining.

LOCATION

North Petherton offers a fantastic array of amenities for residents to enjoy, from a primary school and church to various shops, restaurants, and pubs. Additionally, the town is conveniently located near Junction 24 of the M5, providing easy access to nearby towns like Bridgwater and Taunton. With doctors' and dentists' surgeries, as well as a library, North Petherton truly has everything you need right at your fingertips.

ADDITIONAL INFORMATION

Tenure: Freehold

Estate/Management Charge: None.

EPC Rating: D

Council Tax Band: B

UTILITIES

Water supply: Mains

Sewerage: Mains

Electricity Supply: Mains

Mains Gas Supply: Yes





Central Heating: Yes - Gas

FLOODING

No Flooding in the last 5 years. Flood Information: flood-map-for-planning.service.gov.uk/location

BROADBAND & MOBILE COVERAGE

For an indication of specific speeds and supply or coverage in the area, we recommend that potential buyers use the Ofcom checkers below:

checker.ofcom.org.uk/en-gb/mobile-coverage

checker.ofcom.org.uk/en-gb/broadband-coverage

Council Tax Band

B

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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