

Bath Brick Close  
Chilton Trinity  
Bridgwater  
TA5 2NS







£365,000

- Spacious Detached Property
- Constructed in 2017 by Redrow Homes
- Three Generously Sized Bedrooms
- Primary Bedroom with En-Suite Shower Room & Built-in Wardrobes
- Spacious Open-Plan Kitchen/Dining Room
- Separate Dual Aspect Lounge
- Cloakroom & Utility Room
- Enclosed Landscaped Southwest Facing Rear Garden
- Garage & Driveway with Parking for Two Vehicles
- Sought-After Village Location

Nestled in the heart of the highly sought-after Chilton Trinity, discover a stunning double fronted gem - a three-bedroom detached property boasting a southwest facing garden, garage, and a convenient driveway equipped with an EV charger.

Prepare to be captivated by this extraordinary find, as 'The Amberley' design stands as one of only three in this exclusive location.

The Redrow Home brochure describes this style of house as - 'This is the perfect family home, complete with a large open-plan kitchen area, utility room, spacious lounge and three double bedrooms. Every element of The Amberley has been planned to keep family life simple. Let natural light in through the patio doors leading onto the garden, tidy laundry away into the utility, and enjoy plenty of storage space throughout.'

## ACCOMMODATION

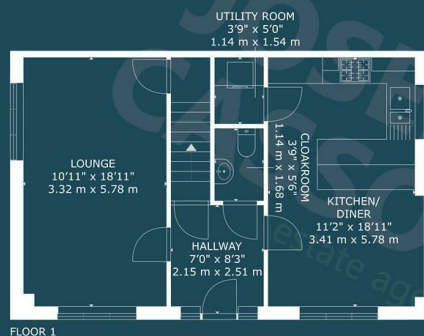
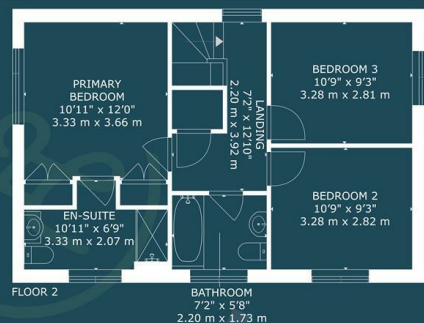
This modern, double glazed, gas centrally heated accommodation briefly comprises: an entrance hallway, cloakroom, lounge, kitchen/diner, and utility room to the ground floor. Arranged on the first floor and accessed from the landing; three bedrooms, the largest with an en-suite shower room and integrated wardrobes. The family bathroom completes the first floor accommodation. Externally, there is an enclosed, southwest-facing garden with seating and lawned areas, flower beds and a path to the garage and side aspect. Beyond the garden is a single garage, EV point, and a driveway for two vehicles.

NB. We have been informed by the owners that there is an annual management fee for the maintenance of the development, currently £300.

## LOCATION

Chilton Trinity is small village just two miles north of the popular Somerset town of Bridgwater which benefits from excellent local schools and a wide range of shopping & leisure facilities in addition to excellent transport links to the M5 motorway and mainline rail link.

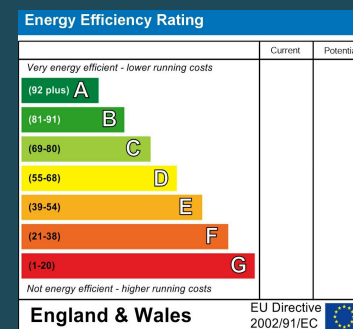




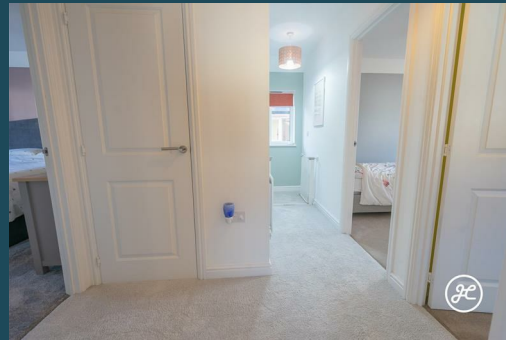
GROSS INTERNAL AREA  
FLOOR 1: 570 sq.ft, 53 m², FLOOR 2: 570 sq.ft, 53 m²  
EXCLUDED AREAS: REAR GARDEN: 1033 sq.ft, 96 m²  
TOTAL: 1140 sq.ft, 106 m²  
SIZES AND DIMENSIONS ARE APPROXIMATE. ACTUAL MAY VARY.

## Council Tax Band

D



**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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