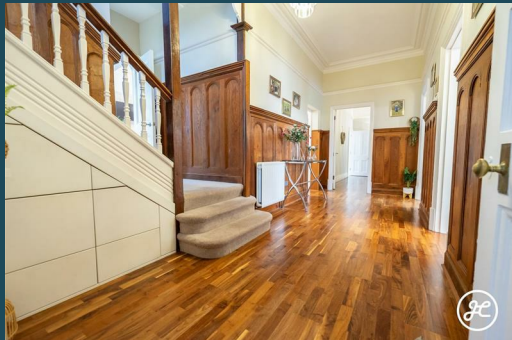


Durleigh Road  
Bridgwater  
TA6 7HU



  
**JOSEPH CASSON**  
the estate agency your home deserves









£749,950

- Substantial Detached Residence
- 400 Sq.m (4,300 sq ft) of Internal Accommodation
  - Six Double Bedrooms
- Including Luxurious Primary Bedroom Suite with Dressing Room, Shower Room & Roof Terrace
  - Two Further Bathrooms
- Four Reception Rooms & Gym
- Fitted Kitchen with Integrated Appliances
- Two Cloakrooms & Utility Room
  - Ample Parking
- Large Rear Garden with Heated Swimming Pool

NO ONWARD CHAIN. Joseph Casson are excited to showcase this impressive detached residence, boasting over 400 m<sup>2</sup> (4,300 sq ft) of luxurious living space.

Nestled on a prestigious road in Bridgwater, this historic family home features six spacious bedrooms, multiple reception areas, a carriage driveway, and a large rear garden with a heated pool and hot tub.

Don't miss the chance to make this remarkable property yours! Contact Joseph Casson Estate Agency for a viewing today.

## ACCOMMODATION

This impressive detached family residence spans three floors and features a welcoming entrance vestibule, spacious hallway, four versatile reception rooms, and a dedicated gym. The modern kitchen (which includes integrated appliances), two convenient cloakrooms, and a utility area, completes the ground floor accommodation.

The first floor offers five well-appointed bedrooms with a large bathroom (with Jacuzzi bath) and an additional shower room.

The top floor is home to the luxurious primary bedroom suite, complete with its own dressing room, en-suite shower room, and private roof terrace for relaxation.

Outside, the front aspect features a carriage driveway that provides ample parking space, along with an EV charger. The generously sized rear garden features a heated swimming pool (with safety cover), hot tub, expansive lawn areas, and inviting seating spots, and useful outbuildings offering extra storage options.

## LOCATION

Positioned to the West of Bridgwater Town Centre on the edge of Durleigh, this sought-after residential area has local amenities including convenience store, post office and hairdressers. The location is particularly popular with families as Haygrove School, located off Durleigh Road, is one of Bridgwater's premier secondary schools.

A short distance away, Bridgwater Town Centre offers a wide range of amenities and has excellent transport links to the M5 motorway and mainline rail link. To the West is the Quantock Hills, an Area of Outstanding Natural Beauty.

## ADDITIONAL INFORMATION

Tenure: Freehold

Estate/Management Charge: None.

EPC Rating:

Council Tax Band: G

## UTILITIES

Water supply: Mains

Sewerage: Mains

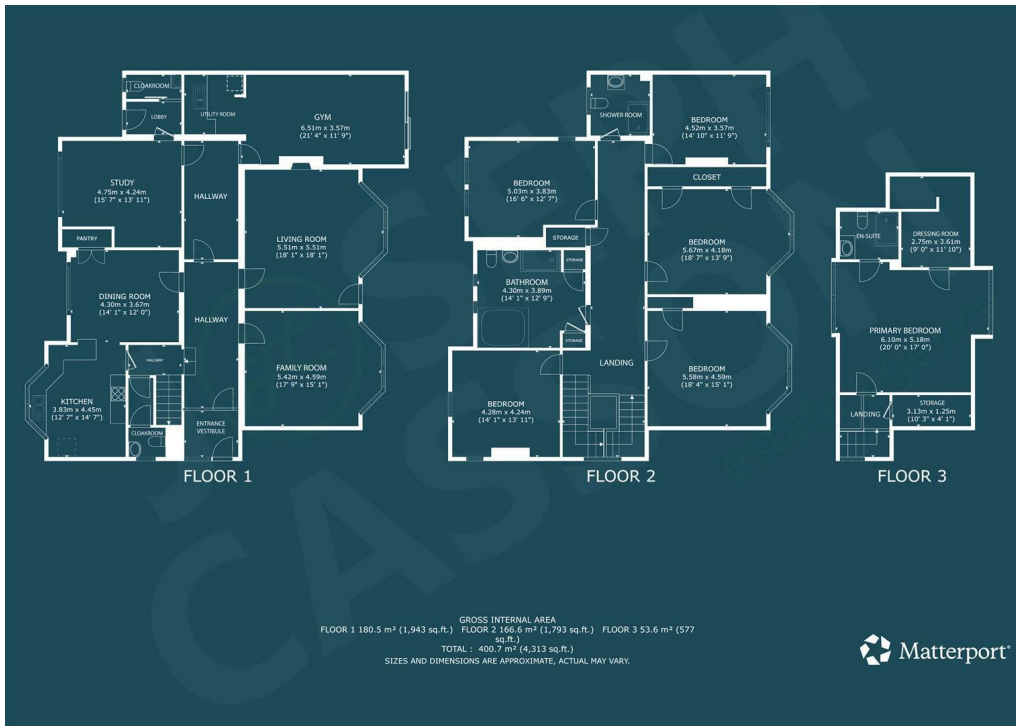
Electricity Supply: Mains

Mains Gas Supply: To Meter Only

Central Heating: Yes - Oil. Electric Underfloor heating to bathrooms.







## FLOODING

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

## BROADBAND & MOBILE COVERAGE

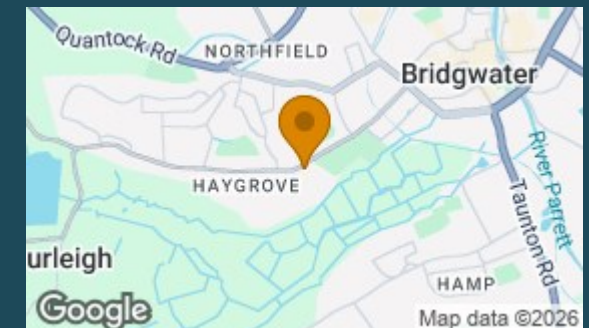
The property benefits from a full fibre connection to the property.

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](https://checker.ofcom.org.uk/en-gb/mobile-coverage)  
[checker.ofcom.org.uk/en-gb/broadband-coverage](https://checker.ofcom.org.uk/en-gb/broadband-coverage)

## Council Tax Band

G

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
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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