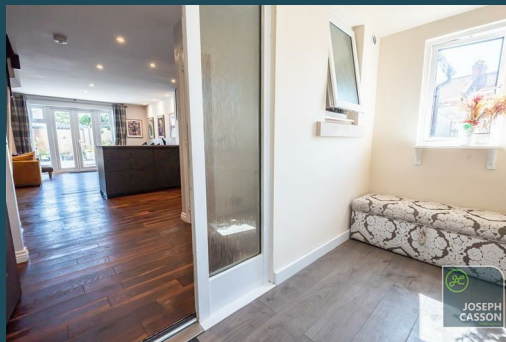
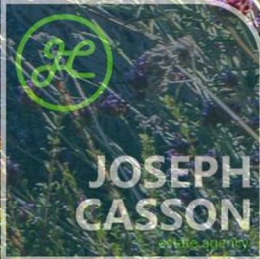


Bonita Drive
Wembdon
Bridgwater
TA6 7AU







£240,000

- Spacious End-Terraced Property
 - NO ONWARD CHAIN
 - Constructed in 2013
 - Two Double Bedrooms
- Open-Plan Kitchen/Dining/Living Room
 - Bathroom and Cloakroom
 - Entrance Porch
 - Landscaped Rear Garden
- Parking For Multiple Vehicles & Garage
 - Brick-Built Gym & Outbuilding

An impressive and stylishly presented two double bedroom end-terrace home, built by Taylor Wimpey in 2013, occupying a tucked-away position within the highly sought-after Wembdon Grange development.

This superb property benefits from a generously sized landscaped rear garden, complete with a brick-built gym and separate home office, together with ample off-road parking for multiple vehicles on its own driveway.

ACCOMMODATION

This double-glazed and gas centrally heated accommodation briefly comprises an entrance porch, hallway, cloakroom, and an open-plan kitchen/dining/living room. Upstairs, there are two double bedrooms and a bathroom accessed from the landing. Available with NO ONWARD CHAIN

Outside, a large shingled driveway provides off-road parking for multiple vehicles and leads to an attached garage at the side of the property. To the rear, there is a generously proportioned landscaped garden featuring lawned areas and multiple seating areas, including a covered pergola. Within the garden, there is also a brick-built gym and home office.

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.

ADDITIONAL INFORMATION

Tenure: Freehold

Estate/Management Charge: None.

EPC Rating: B

Council Tax Band: C

UTILITIES

Water supply: Mains

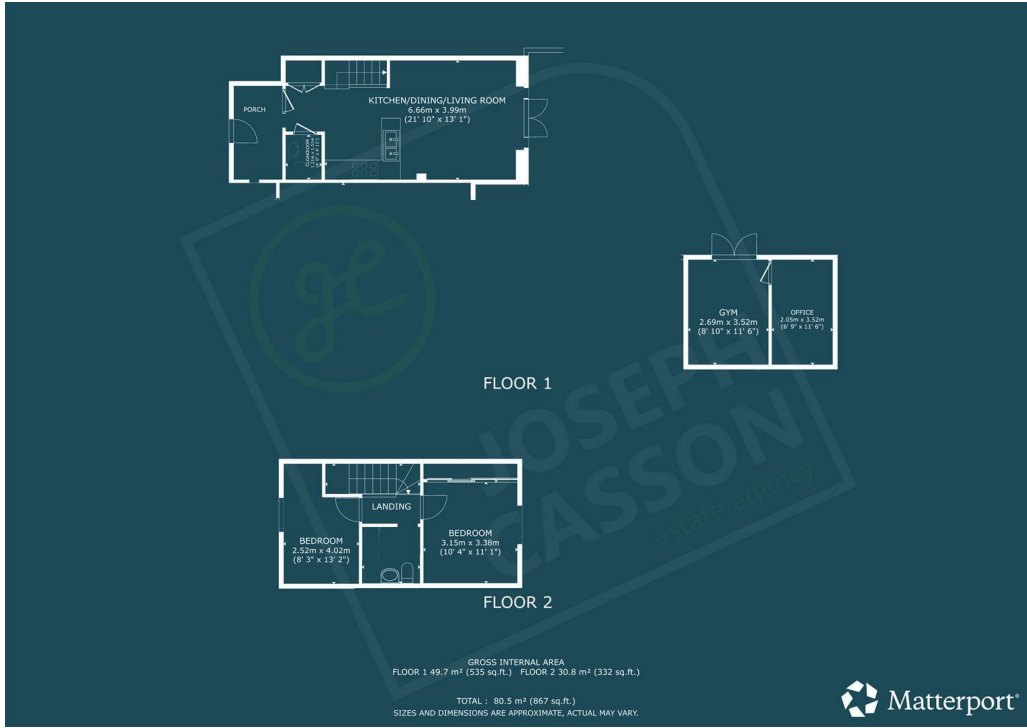
Sewerage: Mains

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

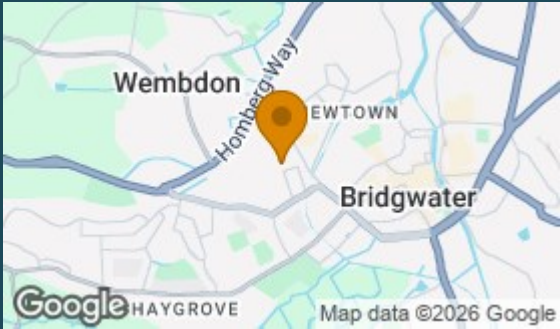
BROADBAND & MOBILE COVERAGE

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

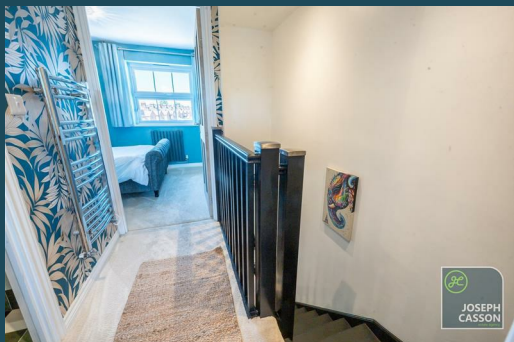
Council Tax Band

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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JOSEPH CASSON

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