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Broadly Gardens | Monkton Heathfield | Taunton | TA2 8PN

Asking Price £280,000



WILSONS

ESTATE AGENTS

Presenting an impeccably maintained two-bedroom semi-detached bungalow nestled in the heart of this sought-after village, conveniently close to local amenities such as a Co-op, Village Hall, bus services, and Monkton Wood Academy.

The single-level accommodation has been thoughtfully modernized and extensively upgraded throughout. Upon entering the inviting hallway, you are greeted on your right by the front-facing lounge, which features a charming bay window and a traditional chimney breast. From the hallway, you can access all other rooms with ease. The beautifully designed, contemporary refitted kitchen includes a door leading to the side of the property. Adjacent to the kitchen is a sleek, modern white bathroom, showcasing clean lines and crisp edges that are sure to impress. At the rear of the bungalow, you'll find two generous bedrooms—one of which boasts built-in wardrobes—both elegantly decorated. The property benefits from double glazing and gas central heating as standard.

Externally, the front driveway provides parking for two vehicles and leads to a garage. The front garden is laid to a level lawn, featuring a decorative low-level tree at its center. Side access leads to the spacious rear garden, which is also laid to lawn and enclosed with wood panel fencing. A patio area at the rear offers a perfect space for outdoor entertaining.

This delightful bungalow is sure to impress and is unlikely to be available for long!



- Stunning semi detached bungalow
- Refitted kitchen and bathroom
- Beautifully presented throughout
- Garage and driveway for 2/3 cars
- One of the best 2 bedroom semi detached bungalows you will see
- 2 bedrooms
- Lounge with a bay window to the front of the property
- Double glazing and gas heating
- Generous and low maintenance gardens



LOUNGE

13'6" x 11'11" (4.11 x 3.63)

KITCHEN

8'7" x 7'2" (2.62 x 2.18)

BEDROOM 1

10'11" x 9'3" (3.33 x 2.82)

BEDROOM 2

11'1" x 7'9" (3.38 x 2.36)

DIRECTIONS

what3words///magma.distilled.divided

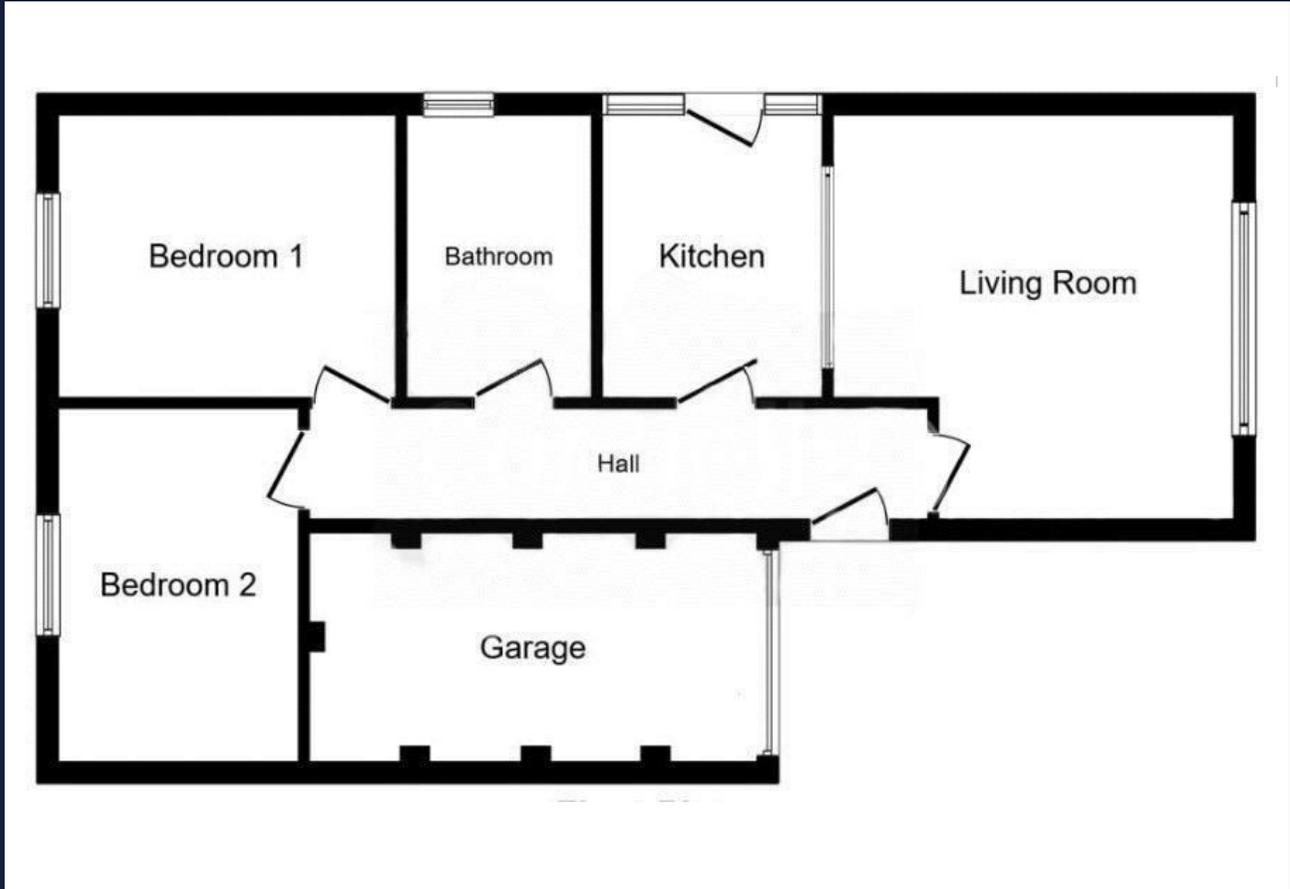
SERVICES

The property is connected to mains water, drainage, gas and electricity.

DISCLAIMER

Wilson's has not inspected or tested any equipment, fixtures or fittings. Tenure is obtained by Land Registry, please check with your Solicitor. The property is sold subject to rights of way, public footpaths, easements, wayleaves, covenants and any matters that may affect the legal title. We have not verified the property's structural integrity, ownership, tenure, acreages, estimated square footage or planning/building regulations. Purchasers are advised to seek validation of all the above matters prior to making an offer. Wilson's refers clients to local solicitors for conveyancing services and mortgage brokers for mortgage services. We receive a payment for referring clients of no more than £250 per case. Once an offer is accepted by our client. A non-refundable administration fee of £24 (including VAT) per buyer will be charged once an offer is accepted to comply with anti-money laundering regulations.





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

Council Tax Band C EPC Rating

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DISCLAIMER Wilsons has not inspected or tested any equipment, fixtures, fittings, or services within the property, and cannot confirm their working condition or suitability. We recommend you consult a Solicitor or Surveyor to verify the condition and functionality. Information regarding tenure is obtained by Land Registry, we advise that you obtain verification from your Solicitor. Items depicted in photographs are not included in the sale. The property is sold subject to rights of way, public footpaths, easements, wayleaves, covenants, and any matters that may affect the legal title. We have not verified the property's structural integrity, ownership, tenure, acreages, estimated square footage or planning/building regulations. Prospective purchasers are advised to seek validation of all the above matters prior to expressing any formal intent to purchase. Wilsons routinely refer buyers and sellers to local solicitors for conveyancing services and mortgage advisors for mortgage and protection advice. It is your decision whether to use these services. We receive a payment benefit for referring clients of no more than £250 per case. Once an offer is accepted by our client, an Administration Fee of £20 + VAT (£24) per buyer will be required for us to process the necessary checks relating to our compliance and Anti-money laundering obligations. This is a non-refundable payment and cannot be returned.