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Leasehold Info: Service charges are variable. The average service charge over the past three years is £252.20 per annum. Ground rent is £10 per annum.

Tenure: The property is offered for sale freehold by private treaty with vacant possession on completion.
Services: Mains water with meter, mains electricity, gas fired central heating.
Local Authority: Somerset Council, County Hall, The Crescent, Taunton, Somerset, TA1 4DY
Property Location: <http://reader.newly.motel>
Council Tax Band: B
Broadband Availability: Ultrafast with up to 1800 Mbps download speed and 220 Mbps upload speed.
Mobile Phone Coverage: Check: <https://www.ofcom.gov.uk/mobile-coverage-checker>
Flood Risk: Rivers & Sea - very low, Surface water - very low.



21B South Road
 Taunton, Somerset, TA1 3DT
 £150,000 Leasehold

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Wilkie May & Tuckwood

Floor Plan

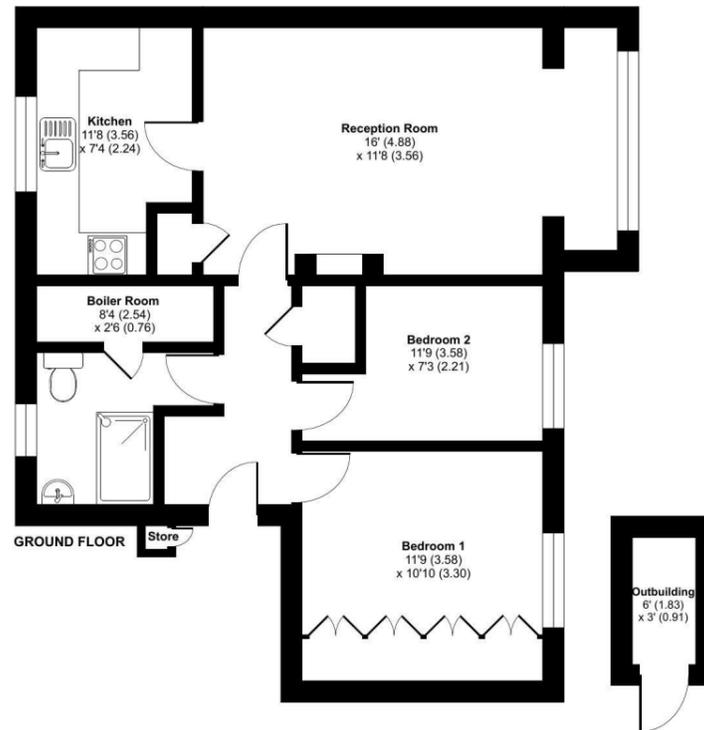
South Road, Taunton, TA1

Approximate Area = 667 sq ft / 62 sq m (excludes store)

Outbuilding = 18 sq ft / 1.6 sq m

Total = 685 sq ft / 63.6 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © rickhocom 2026. Produced for JREA Ltd TA Wilkie May & Tuckwood, Taunton. REF: 1424013

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Description

- Two Bedrooms
- Ground Floor Flat
- Taunton Town Centre
- uPVC Double Glazed
- Mains Gas Fired Central Heating
- Communal Garden
- Residents Car Park
- Vacant Possession & No Onward Chain

Situated within easy walking distance of Taunton town centre, is this spacious and well-presented two bedroom ground floor apartment.

Offered to the market with vacant possession and no onward chain, the property benefits from uPVC double glazing throughout and is warmed by a mains gas-fired central heating system.

Externally, there is a communal residents' garden, predominantly laid to lawn with a selection of established shrub borders. To the rear of the building there is also a residents' car park providing unallocated parking.



The accommodation briefly comprises a communal entrance door leading into the communal hallway, with a private front door opening into the apartment's entrance hall, from which all rooms are accessed. The living room has been slightly extended to create an attractive bay window, making it a particularly light and airy space. The kitchen is accessed from the living room and is fitted with a range of matching wall and base units with work surfaces and splashbacks, a stainless steel sink with mixer tap, an integrated electric oven with four ring gas hob and extractor fan over, together with space and plumbing for a washing machine and integrated

fridge/freezer. There are two bedrooms, with the master bedroom benefiting from built in wardrobes. The accommodation is completed by a shower room fitted with a low level WC, wash hand basin, shower cubicle and heated towel rail. Externally, there is a communal residents' garden, predominantly laid to lawn with a selection of established shrub borders, together with a useful full height, brick built storage cupboard located within the garden. A communal residents' car park providing unallocated parking can also be found a short walk from the property.

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