



91 Blaisdon, Weston-Super-Mare, BS22 8BL

£360,000

- Detached House
- Two Reception Rooms
- Bathroom, En-Suite & DS W/C
- Good Size Rear Grden
- Four Bedrooms
- Kitchen with Utility Area
- Double Glazed & GCH
- Garage & Parking

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Rachel J Homes is delighted to market this Detached House, ideally situated in Locking Castle and close to schools, shops, amenities and transport links via rail, bus and M5 corridor. If you are looking for a family home that can offer plenty of space inside and out then make sure this is on your list to view. The accommodation briefly comprises of Entrance Hall, Downstairs WC, Lounge, Dining Room, Kitchen, Four Bedrooms, Ensuite to Master, Family Bathroom, Front and Rear Gardens, Garage and Driveway. Added benefits include double glazing and gas central heating plus there is no onward chain. Accompanied viewings - CALL NOW!!



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EPC

Council Tax Band: E



Entrance Hallway

Upvc Double glazed entrance door, radiator, understairs storage cupboard, laminate flooring, stairs to first floor, doors off.

Downstairs W/C

Upvc Double glazed window to front, low level W/C, wash hand basin, heated towel rail.

Lounge

6.26 x 3.37 (20'6" x 11'0")

Upvc Double glazed window to front, Upvc Double glazed French doors to rear, two radiators, electric fire set into surround, T.V point, laminate flooring.

Dining Room

3.74 x 2.95 (12'3" x 9'8")

Upvc double glazed dual aspect windows to front and side, radiator, laminate flooring.

Kitchen

Upvc Double glazed window and door to rear, range of wall and base units with work surface over and tiled splash back, one and half bowl stainless steel sink and drainer with mixer tap, gas hob with extractor over, eye level electric double oven, space for dishwasher and fridge freezer, tiled floor.

Utility Area

Space for washing machine, wall mounted Worcester boiler , part tiled walls, tiled floor.

Stairs & Landing

Upvc Double glazed window to rear, radiator, loft hatch, airing cupboard, doors off to all rooms.

Master Bedroom

3.44 x 3.40 (11'3" x 11'1")

Upvc Double glazed window to front, T.V point, radiator, laminate flooring, door to;

En-Suite

Upvc Double glazed window to front, radiator, low level W/C, wash hand basin, corner shower cubicle with double headed hot water mixer shower.

Bedroom 2

3.95 x 2.74 (12'11" x 8'11")

Upvc Double glazed window to front, radiator, laminate flooring.

Bedroom 3

3.43 x 2.66 (11'3" x 8'8")

Upvc Double glazed window to rear, radiator.

Bedroom 4

2.98 x 1.95 (9'9" x 6'4")

Upvc Double glazed window to rear, radiator.

Bathroom

1.99 x 1.96 (6'6" x 6'5")

Upvc Double glazed window to side, low level W/C, wash hand basin, panel bath with hot water mixer shower attachment, radiator.

Garage

Up and over door, parking to front.

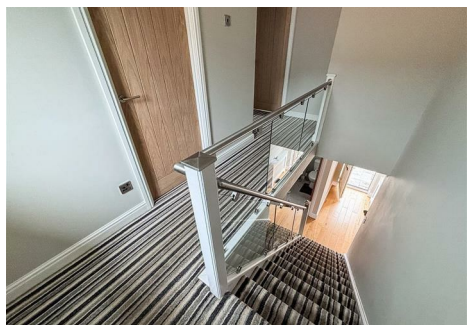
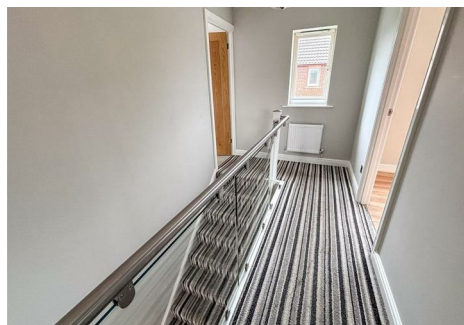
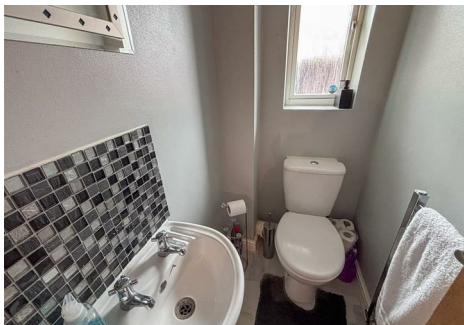
Rear Garden

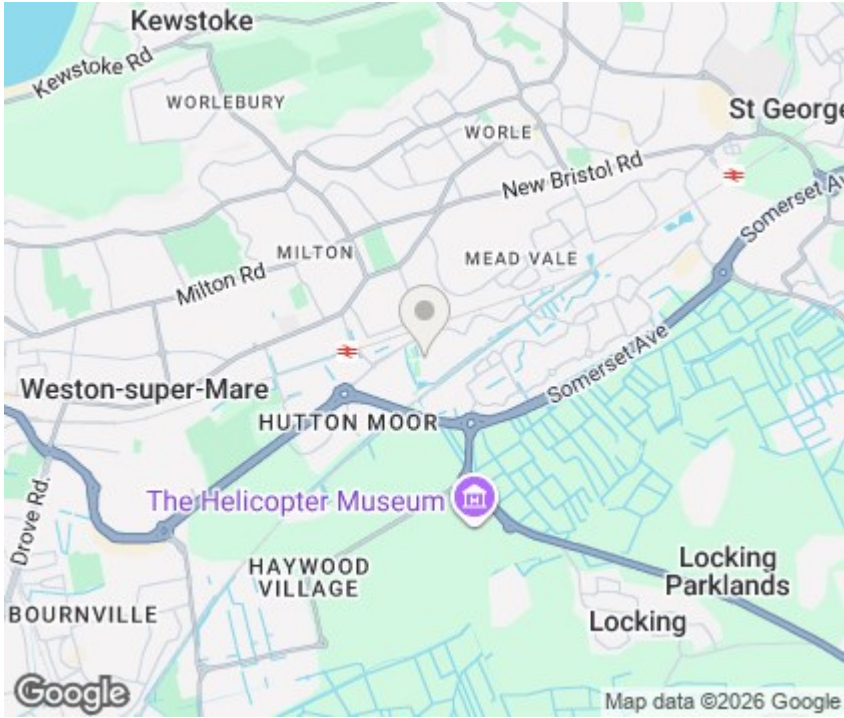
Enclosed by fence, laid mainly to lawn with patio area, side gate, personal door to garage.

Front

Laid to Astro-Turf with side gate to rear garden.







Viewings

Viewings by arrangement only. Call 01934 621299 to make an appointment.

EPC Rating:

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 	