Rachel J Homes
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Rachel J Homes
Estate Agents

01934 621299
racheljhomes.co.uk









12 Sweetgrass Road, Weston super Mare,

£274,000

- Well Presented Terrace House
- Two Receptions
- En-Suite, Family Bathroom & DS W/C
- Rear Garden
- Three Bedrooms
- Kitchen
- Double Glazed & GCH
- Car Port

155 High Street, Worle, Weston Super Mare, BS22 6HQ
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12 Sweetgrass Road, Weston super Mare

Rachel J Homes is delighted to market this well presented terrace house ideally situated in a popular cul de sac in Weston Village and close to schools, shops, amenities and transport links via Rail, Bus and M5 corridor. This is a great home for first time buyers or maybe you are downsizing? The accommodation briefly comprises of Entrance Hall, Downstairs WC, Lounge, Dining Room, Kitchen, Three Bedrooms, Ensuite to Master, Bathroom, Rear Garden and Car Port. Added benefits of this lovely home include double glazing and gas central heating. The vendor has found his onward purchase. Accompanied viewings - CALL NOW!!

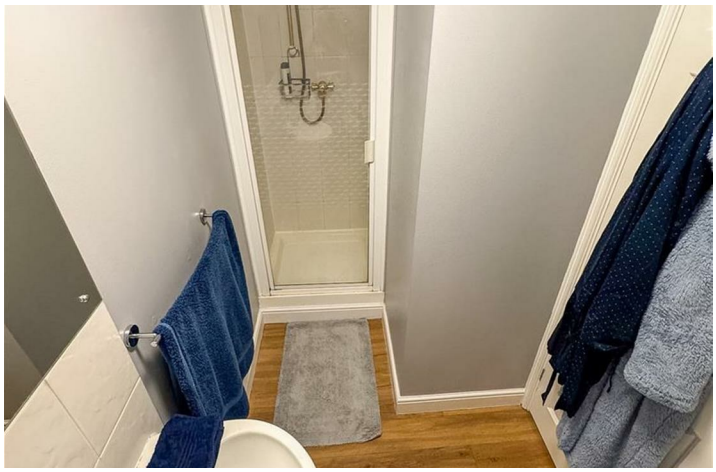
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Freehold

Council Tax Band: C







Entrance Hallway
Composite entrance door, coved ceiling, radiator, laminate flooring stairs to first floor door to Lounge.

Downstairs W/C
Upvc Double glazed window to Front, coved ceiling, low level W/C, wash hand basin, radiator.

Lounge
5.02 x 3.95 (16'5" x 12'11")
Upvc Double glazed window to Front, coved ceiling, living flame gas fire set into feature surround, T.V point, radiator, under stair storage cupboard, open access through to:

Dining Room
2.96 x 2.48 (9'8" x 8'1")
Upvc Double glazed patio doors to rear garden, coved ceiling, radiator, laminate flooring.

Kitchen
2.90 x 2.34 (9'6" x 7'8")
Upvc Double glazed window to rear, coved ceiling, range of wall and base units with work surface over and tiled splash back, one & half bowl sink and drainer with mixer tap over, gas hob with extractor and electric oven under, space for fridge/freezer, washing machine and tumble dryer, wall mounted Worcester boiler radiator.

Stairs & Landing
Loft hatch, coved ceiling, airing cupboard housing hot water tank and shelving.

Master Bedroom
3.60 x 2.73 (11'9" x 8'11")
Upvc Double glazed window to front, coved ceiling, built in over bed storage and wardrobes, radiator.

En-Suite
Shower cubicle with hot water mixer shower, wash hand basin, low level W/C, coved ceiling, radiator.

Bedroom 2
2.96 x 2.91 (9'8" x 9'6")
Upvc Double glazed window to rear, coved ceiling, radiator.

Bedroom 3
2.42 x 2.25 (7'11" x 7'4")
Upvc Double glazed window to front, coved ceiling, laminate flooring, radiator.

Bathroom
1.96 x 1.91 (6'5" x 6'3")
Upvc Double glazed window to rear, coved ceiling, panelled bath with hand held mixer shower over, pedestal wash hand basin, low level W/C.

Rear Garden
Enclosed by fencing, laid to decorative gravel with patio area, outside tap, access to;

Car Port
5.45 x 2.39 (17'10" x 7'10")
Wrought iron gates, open end access to the rear garden.















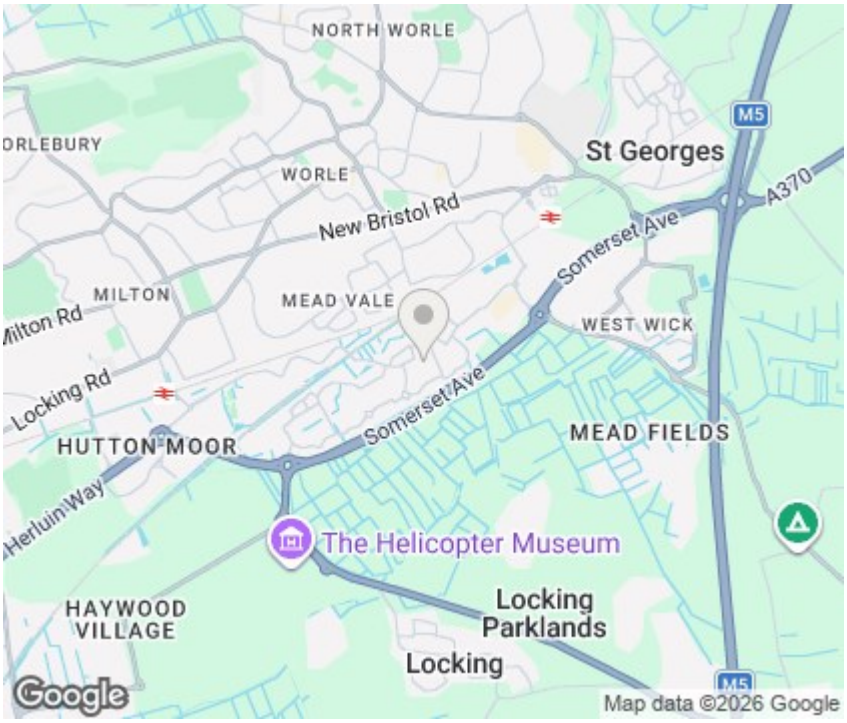










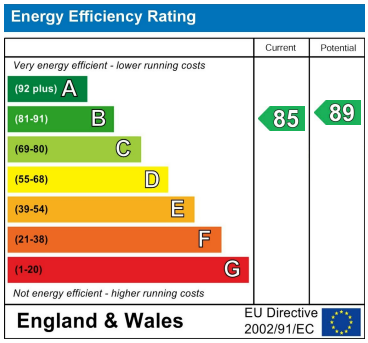


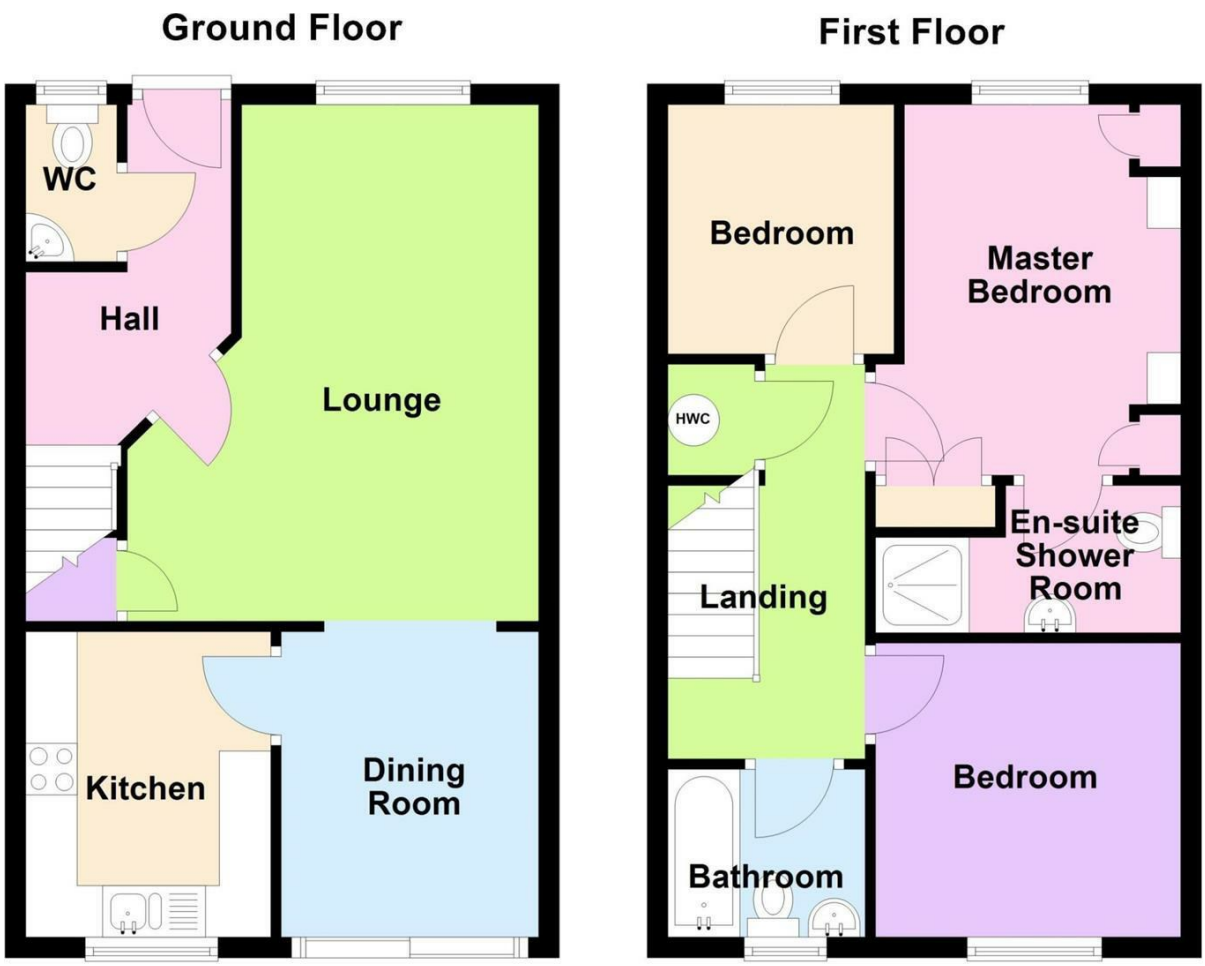
Viewings

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

EPC Rating:

B





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