



29 Reeves Close, Bathpool, Taunton TA2 8FU
£270,000

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A modern Persimmon-built semi-detached house occupying a wonderful and near-unique spot at the end of a cul-de-sac and opposite open space and a play area. The property boasts a beautifully presented interior with three bedrooms, en-suite shower room and family bathroom, as well as a good sized sitting room, ground floor cloakroom and a full width kitchen/dining room. Viewing is highly recommended to appreciate the space that is on offer.

Tenure: Freehold / Energy Rating: C / Council Tax Band: C

Number 29 Reeves Close is located towards the end of the cul-de-sac, thus benefits from no immediate passing traffic and it also overlooks a nearby play park/green space area. The property has a good sized frontage with off street parking in front of the garage and to the side of the driveway where there is a gravel area, ideal for seating, planting or further parking. The property itself has an entrance hall leading to a sitting room and then a rear hall which leads to the first floor and the rear kitchen/dining room. There is also a ground floor cloakroom. On the first floor, the three good sized bedrooms benefit from being larger than average and the master has an en-suite shower room. There is also a family bathroom. To the rear is a good sized hard landscaped garden with patio and gravel areas. There is rear access, ideal for storage, bins etc. The property is part of a modern development to the east of Taunton and benefits from good access to nearby facilities and junction 25 of the M5 motorway.

END OF CUL-DE-SAC POSITION
GOOD SIZED THREE BED SEMI
INTEGRAL GARAGE
AMPLE PARKING
FRONT AND REAR GARDENS
PLEASANT OUTLOOK TO OPEN GREEN SPACE
EN-SUITE SHOWER ROOM TO MASTER BEDROOM
BEAUTIFULLY PRESENTED THROUGHOUT
VIEWING HIGHLY RECOMMENDED





Entrance Hall

Sitting Room

16' 2" x 10' 2" (4.92m x 3.10m)

Rear Hall

Cloakroom

Kitchen/Dining Room

18' 7" x 7' 4" (5.66m x 2.23m) Double doors leading out to the rear garden.

First Floor Landing

Master Bedroom

14' 1" x 9' 5" (4.29m x 2.87m) Including built-in wardrobe. Access to:

En-suite Shower Room

6' 9" x 4' 3" (2.06m x 1.29m)

Bedroom 2

11' 2" x 8' 7" (3.40m x 2.61m) With built-in wardrobes.

Bedroom 3

8' 0" x 7' 8" (2.44m x 2.34m)

Bathroom

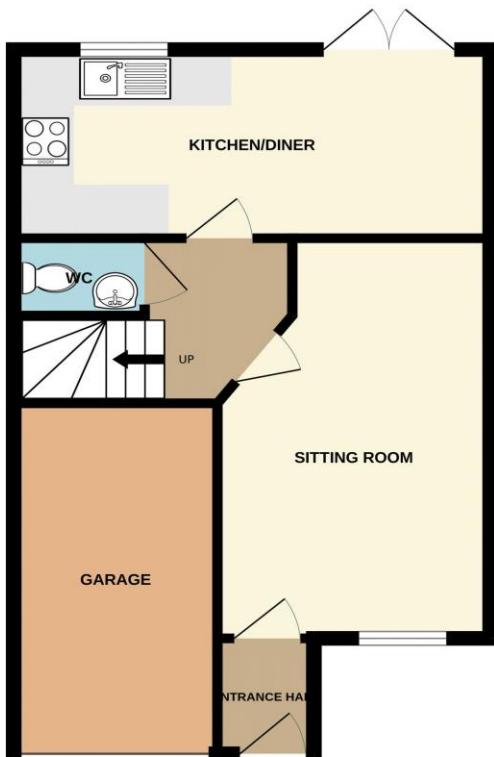
7' 9" x 5' 6" (2.36m x 1.68m)

Outside

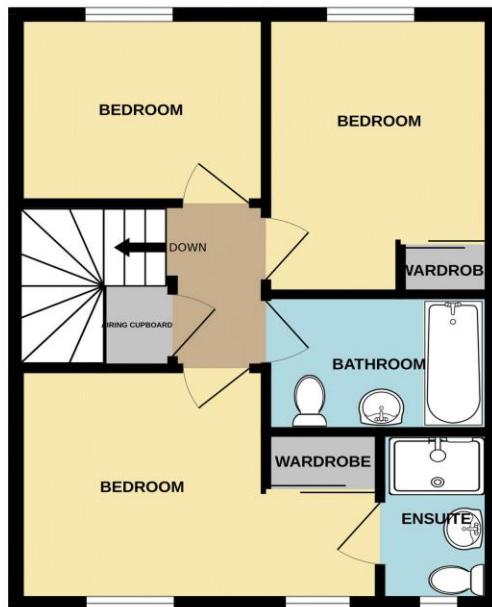
Front gravel area, driveway parking and access to an integral single garage 16' 3" x 8' 2" (4.95m x 2.49m). Rear garden.



GROUND FLOOR
482 sq.ft. (44.7 sq.m.) approx.



1ST FLOOR
429 sq.ft. (39.8 sq.m.) approx.



TOTAL FLOOR AREA : 910 sq.ft. (84.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.

References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor.

Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.



We routinely refer potential sellers and purchasers to a selection of recommended conveyancing firms – both local and national. It is their decision whether to use those services. In making that decision, it should be known that we receive a payment benefit of not more than £200 per transaction.

We routinely refer potential sellers and purchasers to Mortgage Advice Bureau (MAB) for mortgage and protection advice. It's their decision whether to use those services. In making that decision, it should be known that we receive a payment benefit of not more than £250 per case.

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