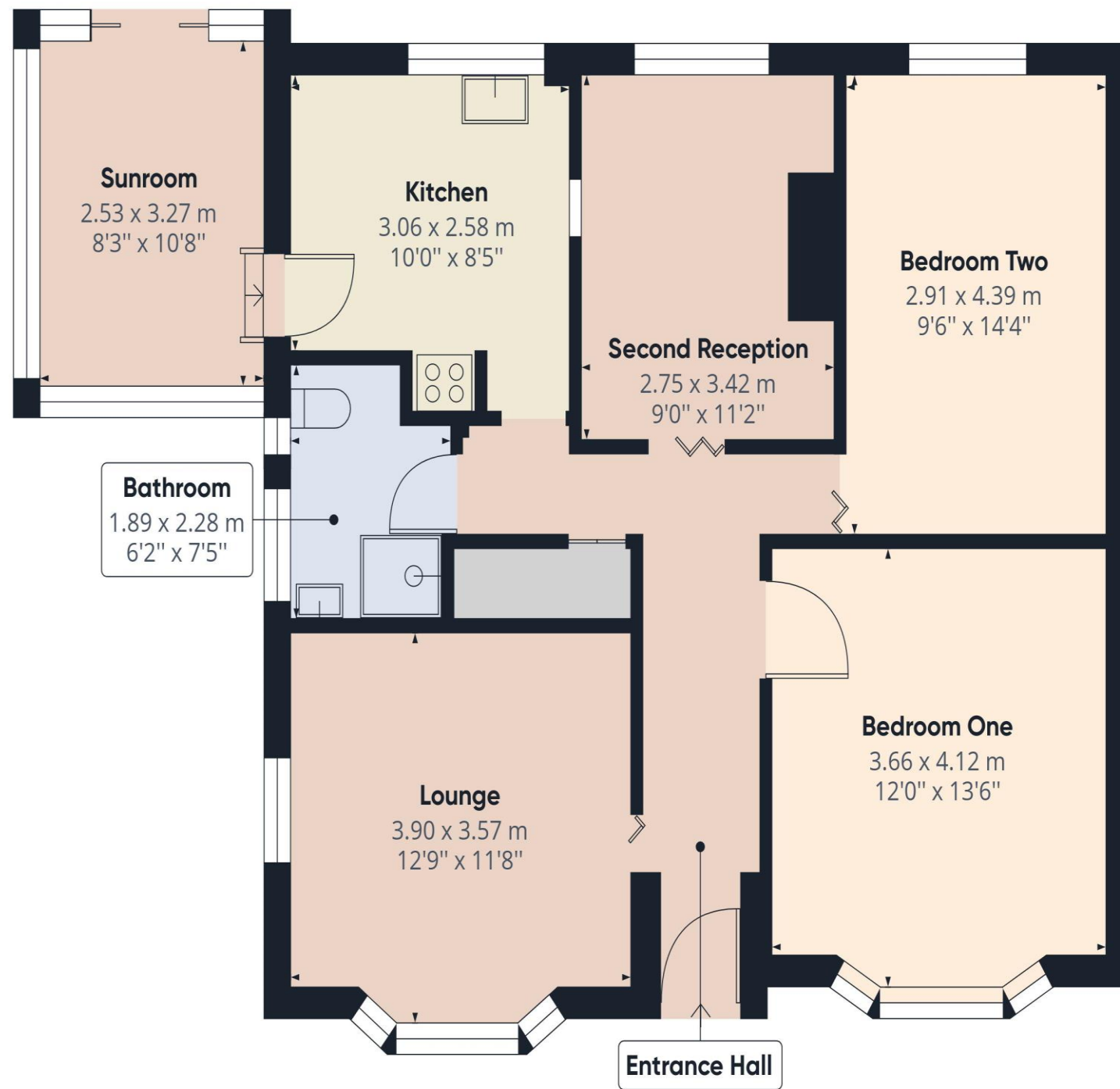




‘Avalon’, Plum Lane, Dunwear, Bridgwater, TA6 5HL
£350,000 - Freehold

Detached Bungalow | Large Plot | Garage & Ample Parking | Two Bedrooms | Two Reception Rooms | Electric Night Storage Heating | Not On Mains Drainage - Septic Tank | Many Amenities Within Five Minute Drive | Quiet Position On Eastern Outskirts of Bridgwater | Council Tax Band: C & EPC Rating: TBC





Approximate total area⁽¹⁾
81.04 m²
872.28 ft²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360

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THE PROPERTY

This DETACHED BUNGALOW is situated upon a large plot, with gardens to all four sides of the home.

Internally there are two double bedrooms and two reception rooms, making this a versatile home and one that could easily be a three bedroom property if required.

Furthermore there is a carpeted loft space which has power, light and a skylight.

Subject to planning permission there is a world of opportunity here, and given its secluded position, it makes for a wonderful family home.

There are many amenities within a short drive, including nurseries, schools, Bridgwater & Taunton College, a doctor's surgery, shops, takeaways, a post office and butcher shop.

It is warmed by electric night storage heaters and is not on mains drainage. There is a septic tank which for the two current occupiers is emptied every 2 years at £100 per visit.

Please note that the property can be difficult to find if unfamiliar with the area. Plum Lane is accessed off Dunwear Lane, which is the last turning right, before going over the motorway bridge on Westonzoyland Road.

Once on Plum Lane take the first left turn to stay on Plum Lane. If you get to workers yards and a more industrial feel, you've gone too far.

Continue on Plum Lan as it bears left and then continue until the property is found on your right hand side. The property name of 'Avalon' can be found on the garage.

If you use what3words then the unique combination that will take you right to the driveway entrance is `brief.jars.minus`

IMPORTANT

Lees & Waters, their clients and any joint agents state that these details are for general guidance only and accuracy cannot be guaranteed. They do not constitute any part of any contract. All measurements are approximate and floor plans are to give a general indication only and are not measured accurate drawings. No guarantees are given with regard to planning permission or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are not necessarily included. Purchasers must satisfy themselves on all matters by inspection or otherwise. VIEWINGS - interested parties are advised to check availability and current situation prior to travelling to see any property.

If the property is leasehold full details and terms of the lease should be sought via your legal representative.

Please also note that some or all of the photographs used to market this property may have been taken with a wide angle lens, solely for the purpose of showing the property to its best advantage.

MONEY LAUNDERING REGULATIONS 2003

Intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.