



2a Brockley Crescent, Bleadon Hill, Weston-super-Mare, North Somerset, BS24 9LL



DAVID PLAISTER

PROPERTY AGENTS • SALES & LETTINGS • AUCTIONEERS

2a, Brockley Crescent, Bleadon Hill, Weston-super-Mare, North Somerset, BS24 9LL

£270,000

Discover your Canvas in the Heart of Bleadon Hill. Embrace the potential of this three bedroom semi-detached gem, awaiting a makeover to reflect your unique style. Nestled on the elevated Bleadon Hill, the property offers two inviting reception areas, a separate kitchen, and a private driveway with an integral garage for added convenience. With scenic views and a private rear garden, this residence is an ideal sanctuary for those with a vision for refurbishment. Unlock the possibilities and make your mark on this charming abode, creating a personalized haven in a coveted location. Being placed within the charming country village of Bleadon is most desirable for prospective residents. Local facilities include Bleadon village country store & Post Office, a cafe, two garages, a hair and beauty therapy centre, and three pubs providing food and drink. Doctors' and dentists' surgeries are found at nearby Weston-super-Mare. The hourly daytime bus service will take you directly to nearby Weston General Hospital in ten minutes and on to Weston town centre ten minutes later. The 700-year-old church of St Peter & St Paul stands proudly at the heart of the village and welcomes all to its regular services. The thriving Coronation Hall has a full events calendar; rarely a day goes by without some social activity in the two halls. Alongside you'll find a delightful little children's play area, plenty of free parking and a popular purpose-built youth club. Within minutes of leaving the Coronation car park you can be walking one of many delightful footpaths that will lead you around the Parish. From demanding climbs to the top of the Mendips, an area of outstanding natural beauty, to easy-going riverside trails. For the commuter there is access to the M5 at Junction 21 for those travelling North, but there is also access to the M5 at Junction 22 for those who are travelling South. Railway stations at Weston-super-Mare and Weston Milton are also accessible.

- A three bedroom semi-detached property
- Idyllic for those wishing to make their mark
- Private driveway proving valuable off street parking and Integral Garage
- Private rear gardens
- Fantastic elevated position on sought after Bleadon Hill
- Two reception areas and separate kitchen
- EPC Rating: D65, Council tax band: D



Accommodation

Entrance

On approach to the property, there is a concrete pathway, leading to the side with a UPVC double glazed entrance door into hallway.

Hallway

Doors to ground floor rooms, radiator, ceiling light, useful under stairs storage cupboard.

Dining room

UPVC double glazed window, radiator, ceiling light.

Living Room

UPVC double glazed window, radiator, ceiling light.

Kitchen

With wall and floor units, worktops and tiled splashbacks over, sink positioned under a UPVC double glazed window and door to rear garden, space for cooker and appliances, ceiling light.

Stairs rising from the entrance hallway to the first floor landing.

First Floor Landing

With doors to first floor rooms, roof access hatch, ceiling light.

Cloakroom

low-level WC, timber framed single glazed window, radiator, ceiling light.

Shower Room

An enclosed shower, UPVC double glazed window, wash hand basin, radiator, useful built-in storage cupboard, ceiling light.

Study

A double glazed window, ceiling light.

Bedroom Three

UPVC double glazed window, radiator, ceiling light.

Bedroom Two

UPVC double glazed window, radiator, ceiling light.

Bedroom One

Super double bedroom with a UPVC double glazed window, radiator, ceiling light.

Outside

Front

On approach to the property, there is a sloping concrete driveway area laid to lawn with shrubs. A concrete pathway leads to the side of the property in the entrance door.

Integral Garage

Up and over garage door, power supply points, lighting.

Rear

A private and enclosed rear garden, mostly laid to lawn with a greenhouse and pathway for access.

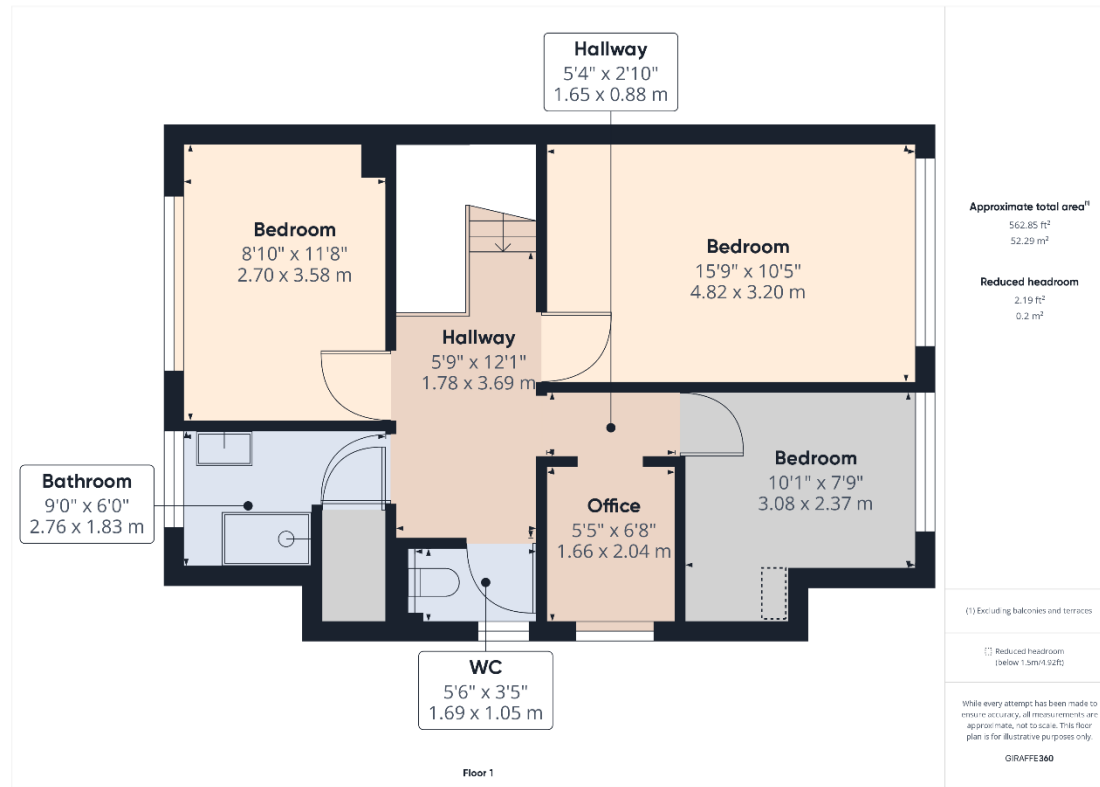
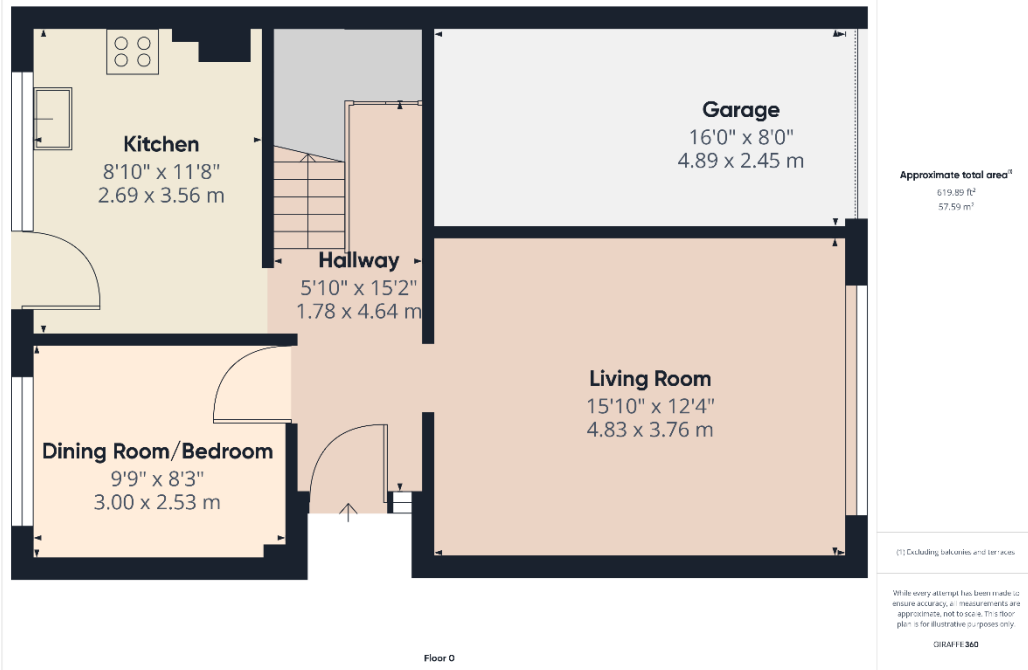
Tenure

Freehold

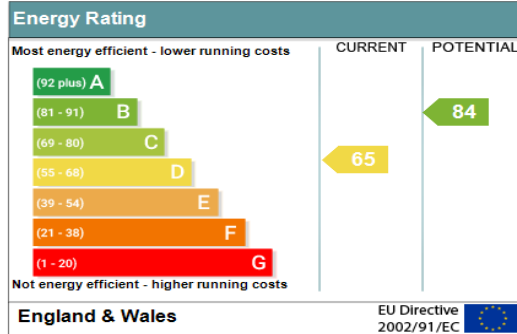
Services

Mains drainage, electricity and gas.





Address: 2a Brockley Crescent, Weston-super-Mare, BS24 9LL
RRN: 2229-3007-3209-3604-2200



Company Registration No. 08744483 VAT No. 173 8517 84

MONEY LAUNDERING REGULATIONS 2017 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.

THE PROPERTY MISDESCRIPTIONS ACT 1991 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. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order.

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