



1 The Ridgeway, Worlebury, Weston-super-Mare, North Somerset, BS22 9SY



DAVID PLAISTER

PROPERTY AGENTS • SALES & LETTINGS • AUCTIONEERS

# 1 The Ridgeway, Worlebury, Weston-super-Mare, North Somerset, BS22 9SY

£510,000

Nestled in a commanding position, this exceptional five bedroom, detached, freehold property offers a luxurious lifestyle with breathtaking views spanning across Weston-super-Mare and the Mendip Hills. The elevated location ensures privacy and tranquility. As you approach, a private driveway welcomes you, providing valuable off-street parking and leading to a single garage for added convenience. The exterior is adorned with landscaped private rear gardens, boasting an approximate south-facing aspect that bathes the property in natural light. Spread across three storeys, the interior unfolds into fantastic, well-appointed living areas, creating a seamless blend of style and functionality. The carefully designed layout ensures comfort and practicality. The master bedroom is a true retreat, featuring an impressive ensuite for added luxury. This residence is a harmonious blend of simplicity and functionality. Enjoy gatherings in the inviting living areas, relax in the serene gardens, and soak in the beautiful surroundings from this elevated residence. With its understated elegance, this property offers a comfortable and refined living experience. Worlebury offers many attractive characteristics to prospective residents, and homes in this desirable area are most sought after. Take a short walk up Worlebury Hill Road to discover the fantastic views across to Sand Point and Brean Down, as well as a panoramic view of Weston Bay. Worlebury Camp sits on the hill and is an interesting site of an Iron Age hillfort. The fort was designed for defence and is mostly hidden by trees that were planted in the 1820s, but before the 19th century the hillfort would have been visible for miles around. It's an extremely important monument due to its rare coastal location, size and considerable defences. Weston Woods is also close by which covers an area of 130 hectares dominating the northern skyline of Weston-super-Mare. A round of golf at the prestigious Worlebury Golf Club is favoured by many in the area, with well-manicured grounds and a busy and sociable club house. Various primary schools and Worle secondary school are close by, and local amenities can be found in the nearby areas of Worle, Milton, and Weston-super-Mare's town centre with ample shopping and leisure facilities close to hand. For the commuter, Junction 21 is within reach which provides easy access to the M5 motorway. Worle and Milton train stations are also close by with transport links to most major towns and cities, and a nearby bus service provides connection to most areas of the town and outlying districts.

- A commanding five bedroom, detached, freehold property
- Occupying an elevated and Privileged position, with breathtaking views across Weston-super-Mare and Mendip Hills beyond
- Private driveway providing valuable off street parking
- Private rear gardens enjoying a wonderful approximate south facing aspect
- Fantastic well appointed living areas, and presented over three storeys
- With the added benefit of a single garage
- Impressive master bedroom with en-suite
- EPC Rating: C72, Council tax band: E





## Accommodation

### Entrance

A wonderful entrance with a step up to a tiled, covered porch area, with a timber framed single glazed entrance door and windows with stained glass features, leading into the entrance hallway.

### Hallway

An inviting entrance area with doors to the ground floor rooms, radiator, ceiling lights.

### Bathroom

A low-level WC, wash hand basin over vanity unit, enclosed mains fed shower, panelled bath with shower attachment over, two UPVC double glazed windows, part tiled walls, radiator and towel rail, extractor fan, ceiling spotlights.

### Living Room

A light and bright superb living area with various UPVC double glazed windows and patio doors to private balcony area. A wonderful room to enjoy the spectacular views, a wood burner stove, two radiators, ceiling lights.

### Bedroom Five / Study

Dual aspect, UPVC double glazed windows, radiator, ceiling light.

### Bedroom Four

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

### Bedroom Three

A UPVC double glazed window, radiator, ceiling light.

**Stairs, rising from the entrance hallway with a timber balustrade to the first floor landing.**

### First Floor Landing

A timber balustrade, part sloping ceiling with a timber framed double glazed skylight window, radiator, doors to first floor rooms, ceiling light.

### Bedroom Two

Sloping ceilings, UPVC double glazed window, radiator, eaves storage cupboard, ceiling spotlights.

### Bedroom One

An impressive double bedroom with a UPVC double glazed window, part sloping ceilings, built-in cupboards with hanging rails, door to ensuite, radiator, ceiling spotlights.

### En-Suite

Tiled flooring, low-level WC, enclosed mains fed shower, part tiled walls, part sloping ceiling with a timber framed double glazed skylight window, fitted shelving, heated towel rail, wash hand basin over vanity unit, extractor fan, ceiling spotlights.



**Stairs leading down to the lower ground floor from the entrance hallway.**

### **Lower Ground Floor**

Wood effect laminate vinyl, tile flooring, doors to lower ground floor rooms, radiator, ceiling spotlights. Useful built-in storage cupboard.

**A fantastic open plan, split level kitchen, dining and sitting area**

### **Kitchen Area**

With steps down and timber / metal balustrade, tile effect laminate flooring, a well presented range of wall and floor units with worktops and tiled splashbacks over. A four ring gas hob, eyelevel oven and grill, space and plumbing for appliances, inset stainless steel sink and drainer, UPVC double glazed window and door to rear, ceiling spotlights.

### **Dining / Sitting Area**

Wood effect laminate flooring, a wonderful space to enjoy the commanding views with various UPVC double glazed windows and door to rear garden, two radiators, ceiling spotlights.

### **Utility Room**

A useful utility area with wall and floor units, worktop and tiled splashback's. An inset, stainless steel sink, space and plumbing for appliances, wall mounted gas fired boiler, radiator, UPVC double glazed window, extractor fan, ceiling light.

### **Cloakroom**

Wood effect laminate flooring, low-level WC, wash hand basin and pedestal, radiator, UPVC double glazed window, extractor fan, ceiling light.

### **Outside**

#### **Front**

A fantastic block paved driveway providing ample off street parking with gated access and steps, leading to the side and rear of the property.

#### **Garage**

A single garage with double timber doors, power supply and lighting, UPVC double glazed door leading to the rear garden.

#### **Rear**

A private and enclosed rear garden presented over various tiered areas. Immediately from the door from the main kitchen area there are steps down to a timber decking area, idyllic for entertaining and relaxing, with steps down to further tiered areas laid to gravel shrubs, vegetable area and steps rising back up to a timber shed, greenhouse and the side of the property.

**Please note the property is located on a private road.**

### **Tenure**

Freehold.

### **Services**

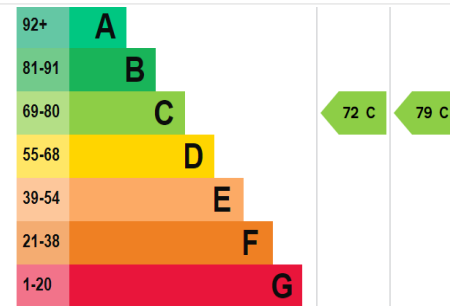
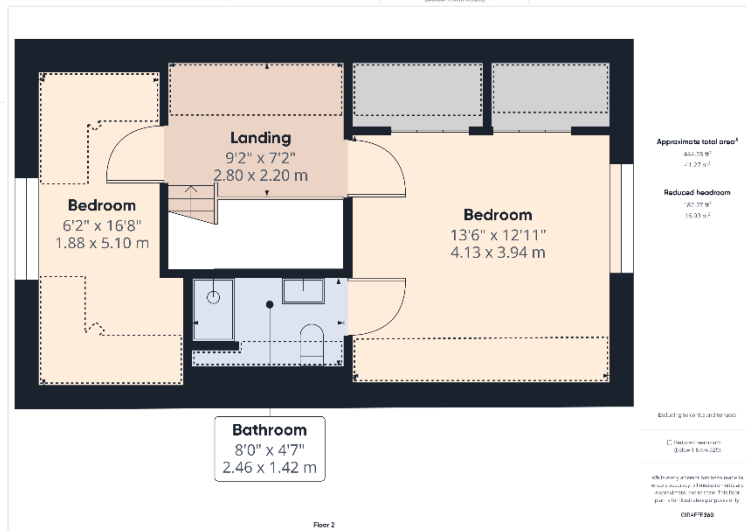
Electric, gas, water and drainage.











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