



20 Huntham Close, Stoke St. Gregory,
Taunton, Somerset, TA3 6EZ

Guide Price £350,000

3 bedrooms
Ref:EH001836



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Overview

- 3 Bedroom link detached house
- Popular village location
- Living room, dining room & conservatory
- Cloakroom
- Garage & off road parking
- End of cul-de-sac position
- No onward chain



A 3 bedroom linked detached house brought to the market with no onward chain. Located at the end of a cul-de-sac in the popular village of Stoke St Gregory. This property is perfect for a family looking to put their stamp on to a property. With accommodation comprising entrance vestibule, living room, dining room, kitchen/breakfast room, conservatory, cloakroom, 3 bedrooms, master with en-suite shower. Further benefits include garage, off road parking, enclosed garden, oil fired central heating, uPVC double glazing and being offered with no chain.



ACCOMMODATION:

Opaque uPVC double glazed door provides access.

Entrance Vestibule: 7' 2" x 6' 7" (2.18m x 2.00m)

Max measurements. Front and side aspect uPVC double glazed windows, opaque glass panel door through to:

Hallway:

Radiator, thermostatic control, under stairs storage cupboard, smoke detector, doors off to:

Cloakroom:

Front aspect opaque window, low level toilet, corner wash hand basin, tiled splash backs.

Living Room: 15' 2" x 11' 1" (4.62m x 3.38m)

Front aspect uPVC double glazed window, fireplace with hearth and wood mantel, glass panel door to:

Dining Room: 10' 7" x 8' 5" (3.23m x 2.57m)

2 full length uPVC double glazed windows, uPVC double glazed door to conservatory, door to kitchen.



Conservatory: 10' 5" x 8' 5" (3.17m x 2.56m)

Brick based uPVC double glazed conservatory, radiator, wall mounted uplighters, uPVC double glazed French doors to rear garden.

Kitchen/Breakfast Room: 10' 6" x 8' 10" (3.19m x 2.69m)

Max measurements. Rear aspect uPVC double glazed window, 1 1/2 bowl stainless steel sink and drainer with mixer taps, a range of low level and wall mounted kitchen units, roll top work surfaces, built in halogen hob and electric oven, extractor hood over, tiled splash backs, space and plumbing for washing machine, radiator, storage cupboard.

Landing:

Side aspect uPVC double glazed window, airing cupboard with radiator and slatted shelving, doors off to:

Bedroom 1: 13' 8" x 8' 10" (4.17m x 2.70m)

Max measurement. Rear aspect uPVC double glazed window, fitted double wardrobe and cupboard, radiator, opening to:

En-Suite:

Shower cubicle, vanity wash hand basin, electric heated towel rail, tiled splash backs, strip light.

Bedroom 2: 12' 2" x 11' 7" (3.71m x 3.54m)

Front aspect uPVC double glazed window, radiator, triple fronted fitted wardrobes, built in wardrobe with hanging rail and shelving above.



Bedroom 3: 8' 7" x 7' 5" (2.62m x 2.26m)

Front aspect uPVC double glazed window, radiator, cupboard.

Shower Room:

Rear aspect opaque uPVC double glazed window, shower cubicle with Triton shower, low level dual flush toilet, pedestal wash hand basin, tiled splash backs, heated towel rail, inset spot lights.

Outside:

Front:

There is a tarmac driveway providing off road parking, paved path, gravelled frontage, well stocked borders, picket fence and access to rear.

Garage:

With metal up and over door, rear aspect window, power, lighting, oil fired boiler and courtesy door to rear.

Rear:

Paved patio area, gravelled garden, well stocked borders, mature trees and fence panel surround.



Services:

The property is on mains electricity, water, drainage with oil fired central heating.

Directions:

What3words: ///unscathed.conspired.shop

Amenities:

Stoke St Gregory, a popular village which lies close to the edge of the Somerset Levels. The local amenities include a community owned shop and pub, primary school, church and village hall. North Curry lies less than 2.5 miles away and has further facilities, including a health centre and hairdressers. The County town of Taunton is nine miles away and offers an extensive range of shopping, education, sporting and cultural facilities along with access to the M5 motorway at junction 25. There is also a mainline railway link (Paddington).

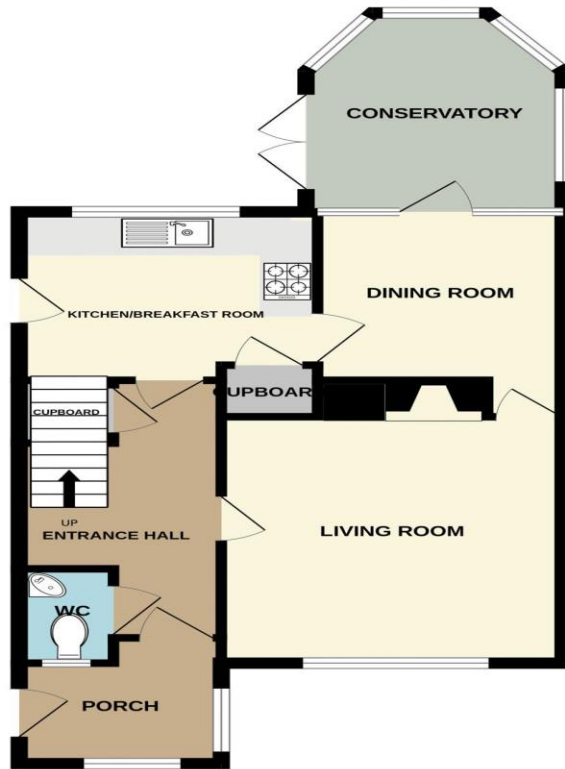


VIEWINGS STRICTLY BY APPOINTMENT:

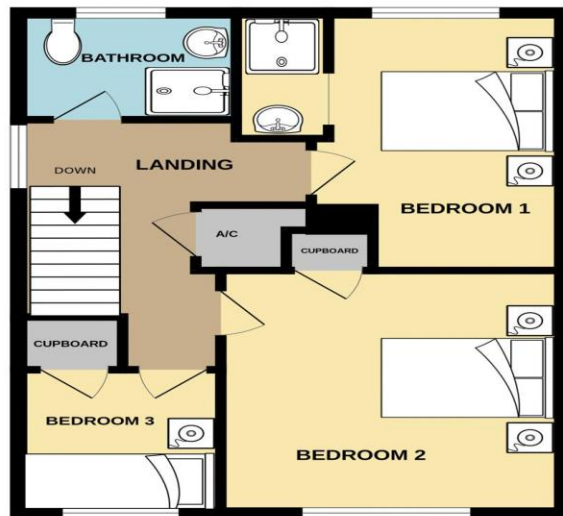
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GROUND FLOOR



1ST FLOOR



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E	57	74
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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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