



£230,000

At a glance...



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**holland
& odam**

87 Wells Road
Glastonbury
Somerset
BA6 9BX

TO VIEW

30 High Street, Glastonbury,
Somerset BA6 9DX

01458 833123

glastonbury@hollandandodam.co.uk



Directions

From Glastonbury High Street, proceed up the hill and at the 'T' junction with Wells Road, turn left. Continue for approximately half a mile and 87 can be found on the left hand side by St Dunstan's School.

Services

Mains electricity, gas, water and drainage are connected. Electric heating.

Local Authority

Mendip District Council
0300 3038588
mendip.gov.uk

Tenure

Freehold



Location

The property is situated in a cul-de-sac off the Wells Road being approximately half a mile from the High Street with its good range of shops, building society, cafes etc. The historic town of Glastonbury is famous for its Tor and Abbey Ruins and is approximately six miles from the Cathedral City of Wells. Street, with its more comprehensive range of sporting, shopping and recreational facilities is some three miles whilst the nearest M5 motorway interchange, Junction 23 at Dunball, is some fifteen miles. The major centres of Bristol, Bath, Taunton and Yeovil are each within an hour's drive.

Insight

Situated a level walking distance from the centre of the town, this modern mid terrace house is ideally suited to first time buyers and investors. The property comprises of two bedrooms and a bathroom on the first floor, with a sitting room, kitchen/dining room and a conservatory on the ground floor. At the rear there is an enclosed garden, plus a garage in the block behind. Available with No Onward Chain.

Well presented mid terrace house, situated a level walking distance of the High Street and available with vacant possession

Ideally suited to first time buyers and investors

On the ground floor, there is a sitting room, with a door into the kitchen/dining room. Here there is a modern range of units with space for a cooker, washing machine

From the kitchen, doors open into a conservatory, with windows and doors out onto the westerly facing garden

On the first floor, there are two bedrooms and a shower room

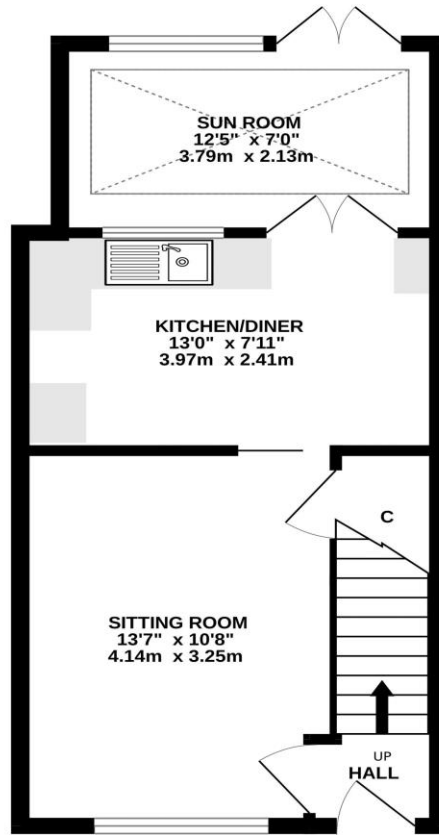
Bedroom one is a large double with a window to the front

Bed two has a window overlooking the garden and a built in wardrobe

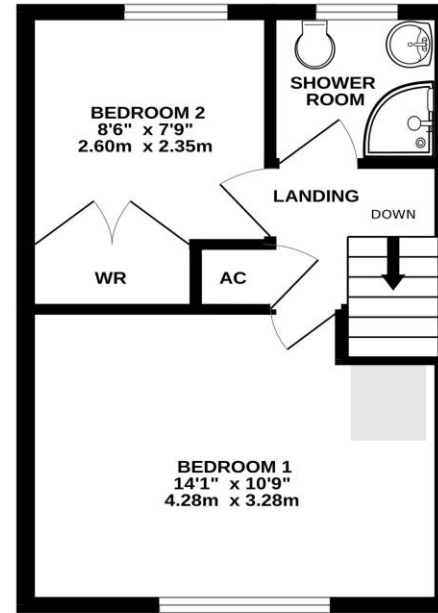
The bathroom comprises a shower enclosure, WC and wash hand basin



GROUND FLOOR
372 sq.ft. (34.6 sq.m.) approx.



1ST FLOOR
289 sq.ft. (26.9 sq.m.) approx.



TOTAL FLOOR AREA : 662 sq.ft. (61.5 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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