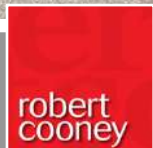




27 Lethbridge Park Bishops Lydeard, Taunton TA4 3QU





Situated on this exclusive parkland development close to Bishops Lydeard is this immaculately presented, extended South facing, 4 double bedroomed detached house with open plan Kitchen / Dining / Garden Room abutting open fields with superb views towards the Quantock Hills and established gardens of ¼ acre, double garage and driveway parking.





Features

- Entrance Hall
- Living Room with French doors to garden
- Open Plan Fitted Kitchen / Dining / Garden Room with Rangemaster Excel cooker, integrated fridge, freezer and dishwasher, rooflights and bi-fold doors to garden
- Utility Area with door to garden
- Dining Room
- Study
- Master Bedroom Suite with Dressing Room and Ensuite Bathroom
- Bedroom 2 with fitted wardrobe and Ensuite Shower Room
- 2 further double Bedrooms
- Family Bathroom with separate shower

- Established garden to rear with views towards Quantock Hills
- Double Garden Shed
- Double Garage with electric doors and ample driveway parking
- Gas central heating
- Underfloor heating in Fitted Kitchen / Dining / Garden Room
- Double glazing

- Council tax band G

- What3words:
[///classics.summaries.straying](https://www.what3words.com/#!/en/#!/classics.summaries.straying)







Lethbridge Park is situated close to the popular village of Bishops Lydeard with a wide range of amenities including Church, school, library, health centre, pubs and shops and is just 7 miles to the centre of Taunton.

Taunton benefits from a main line railway station linking to London Paddington in less than 2 hours and excellent communications for the M5 motorway at junction 25, situated on the eastern side of the town.

Taunton also offers a good selection of both state and independent schools including Castle School, Taunton School, King's and Queen's Colleges and Richard Huish Sixth Form College.

For rural pursuits, the Brendon, Blackdown and Quantock Hills lie within easy reach and further West, Exmoor National Park provides excellent walking, riding and cycling.



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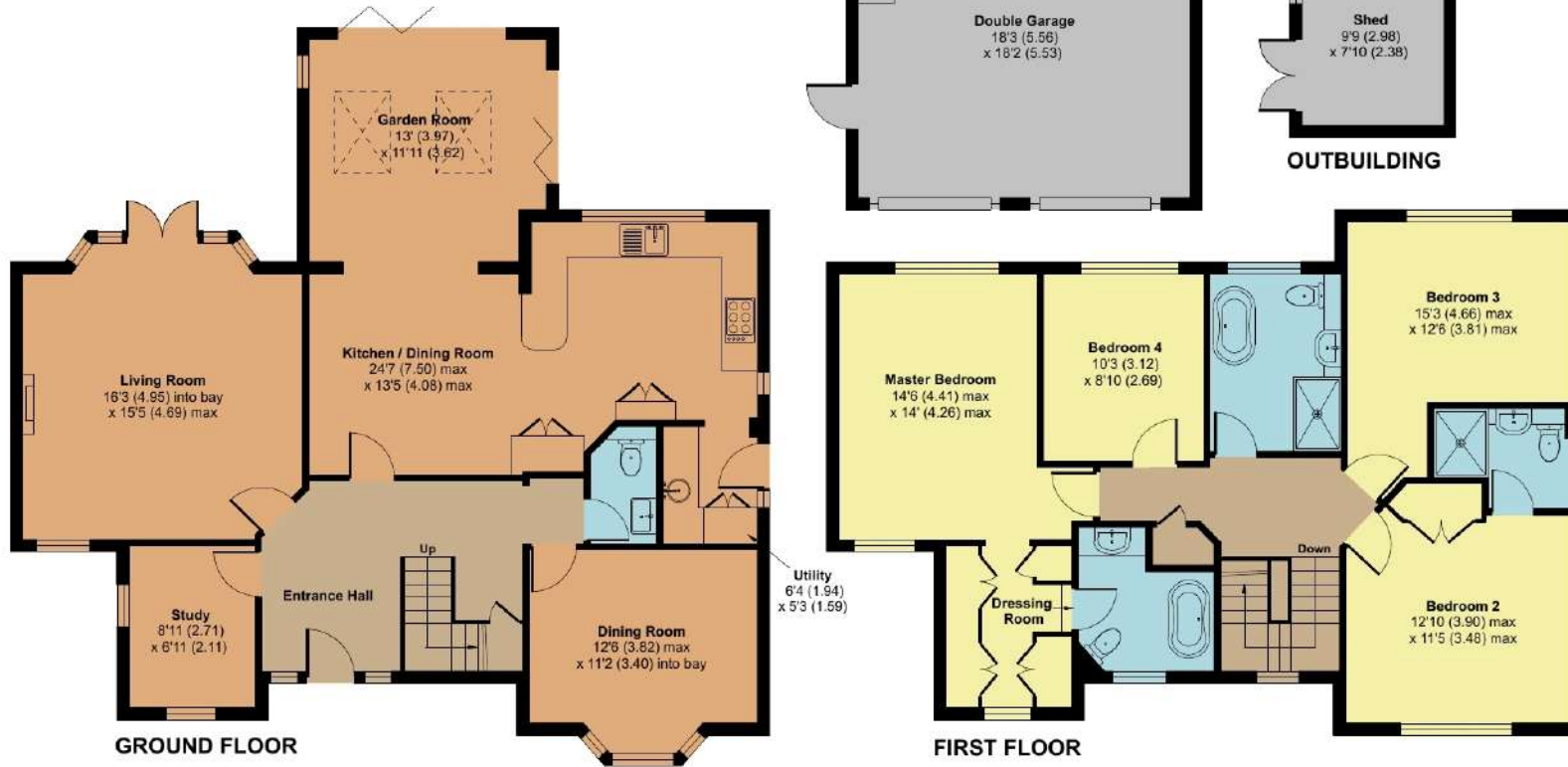
Approximate Area = 2028 sq ft / 188.4 sq m

Garage = 331 sq ft / 30.7 sq m

Outbuilding = 76 sq ft / 7 sq m

Total = 2435 sq ft / 226.1 sq m

For identification only - Not to scale



Viewing strictly through the selling agents:

Robert Cooney

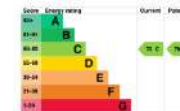
Corporation Street, Taunton,
Somerset TA1 4AW

Telephone 01823 230 230

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Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © n2chemcom 2024. Produced for Robert Cooney. REF: 1222320



For clarification, we wish to inform prospective purchasers that: these particulars are set out as a general outline only for the guidance of intended purchasers, and do not constitute, nor constitute part of, an offer or contract; all descriptions, dimensions, references to condition and necessary permission for use and occupation, and other details, are given without responsibility and any intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them; no person in the employment of Robert Cooney has any authority to make or give any representation or warranty whatever in relation to this property; we have not carried out a detailed survey nor tested the services, appliances and specific fittings.

**robert
cooney**

