



GIBBINS RICHARDS   
Making home moves happen

139 Parkway, Bridgwater TA6 4HR

£204,500

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A three bedroom mid terrace house with off road parking and private enclosed rear garden. The property is located on the east side of Bridgwater and benefits from gas central heating and majority double glazing. The accommodation comprises in brief; entrance hall, sitting room, kitchen/breakfast room, lean-to and WC. To the first floor are three bedrooms and family bathroom. Ideal first time/investment purchase. No onward chain.

Tenure: Freehold / Energy Rating: C / Council Tax Band: A

The property is located within easy access to local shops and amenities and within a short distance of Bridgwater's town centre. Bridgwater town itself offers an excellent range of shopping, leisure and financial amenities as well as easy access to the M5 motorway at Junctions 23 and 24 together with a mainline intercity railway station.

NO ONWARD CHAIN  
THREE BEDROOM MID TERRACE HOUSE  
OFF ROAD PARKING  
PRIVATE ENCLOSED REAR GARDEN  
WALKING DISTANCE TO LOCAL SHOPS & AMENITIES  
GAS CENTRAL HEATING  
EASY ACCESS TO TOWN CENTRE  
IDEAL FIRST TIME / INVESTMENT PURCHASE







Entrance Hall

Stairs to first floor.

Sitting Room

18' 3" x 13' 6" (5.56m x 4.11m) Front aspect window and French doors to rear garden. Understairs storage cupboard.

Kitchen/Breakfast Room

18' 8" x 9' 6" (5.69m x 2.89m) Front and rear aspect windows. Integrated electric oven and gas hob. Space and plumbing for washing machine.

Lean-to

9' 11" x 8' 6" (3.02m x 2.59m) Side aspect window.

WC

5' 1" x 2' 6" (1.55m x 0.76m)

First Floor Landing

Doors to three bedrooms and bathroom. Storage cupboard with gas boiler.

Bedroom 1

12' 7" x 9' 7" (3.83m x 2.92m) Front aspect window.

Bedroom 2

10' 6" x 9' 0" (3.20m x 2.74m) Front aspect window. Hatch to loft.

Bedroom 3

9' 4" x 7' 7" (2.84m x 2.31m) Rear aspect window.

Bathroom

9' 6" x 5' 4" (2.89m x 1.62m) Rear aspect obscure window. Fitted in a three piece suite comprising low level WC, wash hand basin and bath with overhead electric shower. Heated towel rail.





### Ground Floor

Approx. 47.4 sq. metres (510.6 sq. feet)



### First Floor

Approx. 40.6 sq. metres (437.1 sq. feet)



Total area: approx. 88.0 sq. metres (947.7 sq. feet)

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.

Plan produced using PlanUp.

**139 Parkway, Bridgwater**



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.

Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.



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