



115 Kingston Road, Taunton TA2 7SP  
£187,500

**GIBBINS RICHARDS**   
Making home moves happen



This is a stylish 3 double bedroom 3 storey end of terrace town house with excellent specification and enjoying a convenient location. With allocated parking and a west-facing courtyard garden this is a great opportunity for an easy maintenance, attractive and spacious home. Energy rating : C-80

**THE PROPERTY**

Constructed by quality builders Greendale Developments, this attractive bay fronted end of terrace house boasts UPVC double glazed 'sash windows', a well fitted kitchen/breakfast room, 3 double bedrooms and gas fired central heating throughout. The property benefits from an enclosed rear garden and an allocated parking space. Within a few minutes walk of the station and very easy walking reach of the town centre this really offers convenience and style.

- 3 DOUBLE BEDROOMS
- 2 BATHROOMS
- OFF ROAD-PARKING
- GREAT CONDITION
- CLOSE TO THE STATION
- WALK TO THE TOWN CENTRE



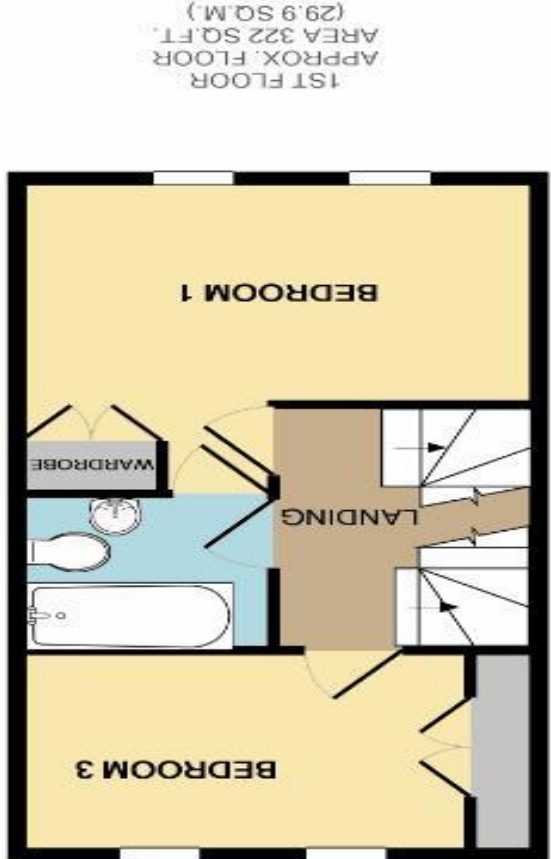
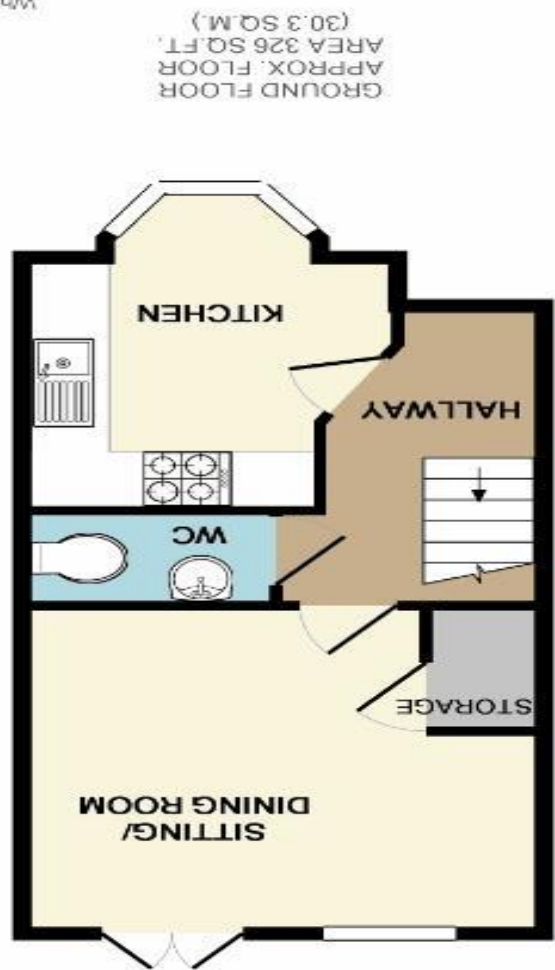




Entrance Hall	
Living Room	13' 9" x 12' 7" (4.19m x 3.83m)
Kitchen/Breakfast Room	9' 7" x 10' 5" (2.92m x 3.17m)
Cloakroom	7' 0" x 3' 5" (2.13m x 1.04m)
First Floor Landing	
Bedroom 1	11' 7" x 7' 3" (widening to 11') (3.53m x 2.21m)
Bedroom 3	8' 5" x 13' 10" (2.56m x 4.21m)
Family Bathroom	7' 4" x 5' 9" (2.23m x 1.75m)
Second Floor Landing	
Bedroom 2	13' 11" x 8' 2" (4.24m x 2.49m)
Bathroom	9' 0" x 7' 0" (2.74m x 2.13m)
Outside	



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.



Whilst every attempt has been made to ensure the accuracy of the floor plan 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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TOTAL APPROX. FLOOR AREA 894 SQ.FT. (83.1 SQ.M.)