



GIBBINS RICHARDS 
Making home moves happen

5 Parkstone Avenue, Bridgwater TA6 6DJ

£190,000

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**** AVAILABLE WITH NO ONWARD CHAIN ****

A spacious and well proportioned terrace house located in a popular position on Bridgwater's south side. The property internally benefits from two reception rooms and kitchen on the ground floor, sun room/utility and ground floor WC. To the first floor are two double bedrooms and spacious family bathroom with a further bedroom and en-suite to the top floor. The property would benefit from some up-dating internally and would make a brilliant and affordable first time/investment purchase.

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

UPVC DOUBLE GLAZING
GAS CENTRAL HEATING
NO ONWARD CHAIN
SOME UP-DATING REQUIRED
POPULAR SOUTH SIDE LOCATION
LARGE REAR GARDEN
ON STREET PARKING
WALKING DISTANCE TO TOWN CENTRE
IDEAL FIRST TIME/INVESTMENT PURCHASE





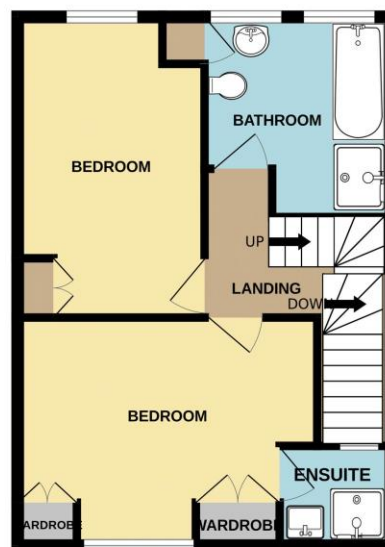
Entrance Hall	14' 3" x 5' 6" (4.34m x 1.68m) understairs storage cupboard. Cupboard housing electric fuse board and meter and gas meter.
Sitting Room	13' 2" x 11' 9" (4.01m x 3.58m)
Dining Room	13' 2" x 10' 2" (4.01m x 3.10m) Double doors to rear garden. Double doors opening to sitting room.
Kitchen	14' 0" x 5' 4" (4.26m x 1.62m) increasing to 6' 2" (1.88m) Fitted with a range of matching eye and low level units.
Sun Room/Utility	10' 4" x 5' 8" (3.15m x 1.73m) Door and windows to rear garden.
WC	3' 9" x 3' 3" (1.14m x 0.99m) Low level WC and wash hand basin.
First Floor Landing	Stairs continuing to second floor.
Bedroom 1	13' 11" x 10' 9" (4.24m x 3.27m) Front aspect window. Built-in wardrobes.
En-Suite Shower Room	5' 1" x 4' 1" (1.55m x 1.24m) Enclosed shower cubicle and pedestal wash hand basin.
Bedroom 2	13' 2" x 8' 8" (4.01m x 2.64m) Rear aspect window. Built-in wardrobe.
Bathroom	9' 6" x 9' 4" (2.89m x 2.84m) Rear aspect obscure window. Four piece suite comprising pedestal wash hand basin, low level WC, inset bath and enclosed shower cubicle. Cupboard housing 'Ideal' gas boiler.
Second Floor	
Loft Room	13' 9" x 13' 2" (4.19m x 4.01m) Velux window to rear. Doors to eaves storage space. Built-in wardrobe.
En-Suite WC	4' 4" x 3' 5" (1.32m x 1.04m) (restrictive head height) Low level WC and pedestal wash hand basin.
Outside	Large rear garden which is predominantly laid to lawn with paved patio area alongside the property.



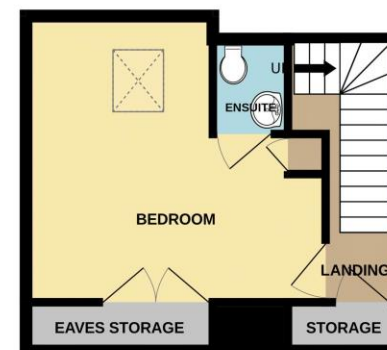
GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



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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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.



We routinely refer potential sellers and purchasers to a selection of recommended conveyancing firms – both local and national. It is their decision whether to use those services. In making that decision, it should be known that we receive a payment benefit of not more than £200 per transaction.
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