



1 Richmond Green, Taunton TA1 1DZ

£450,000

**GIBBINS RICHARDS**   
Making home moves happen



A spacious four-bedroom detached home, ideally located within walking distance of Taunton town centre, accessed via the popular French Weir Park. The property has been recently redecorated throughout and offers well-balanced accommodation comprising an entrance hall, sitting room, dining room, kitchen, utility room, and cloakroom. Upstairs, there are four double bedrooms, including an en-suite to the main bedroom and an additional family bathroom. Externally, the home benefits from driveway parking and a partially converted garage. Available with no onward chain.

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

Built by the well-regarded Summerfield Homes in the early 2000s, this attractive detached property is positioned in Richmond Green—a quiet cul-de-sac within a sought-after residential area. The location offers easy access to Longrun Meadow, French Weir Park, and a range of local amenities, with the town centre just a short walk away. The home is fitted with double glazing and is warmed by gas central heating.

- DETACHED HOME
- FOUR BEDROOMS
- TWO RECEPTION ROOMS
- UTILITY & CLOAKROOM
- DRIVEWAY PARKING
- PARTIALLY CONVERTED GARAGE
- EN-SUITE SHOWER ROOM
- RE-DECORATED THROUGHOUT
- SOUGHT-AFTER RESIDENTIAL AREA
- NO ONWARD CHAIN



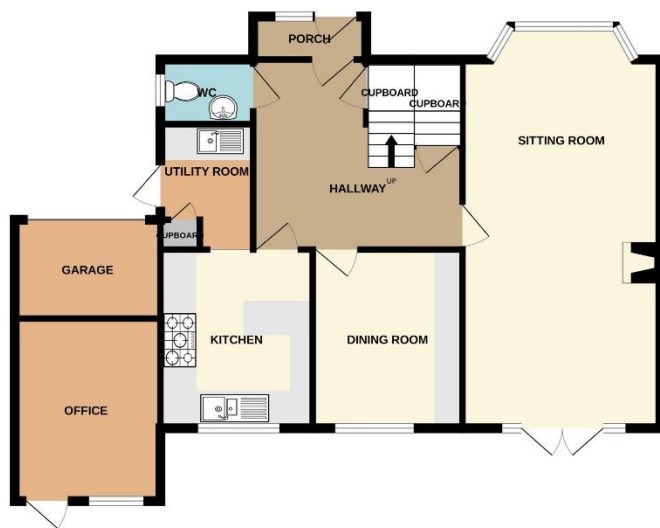


Entrance Porch	6' 9" x 2' 7" (2.07m x 0.79m)
Hallway	12' 7" x 11' 5" (3.84m x 3.49m)
Cloakroom	5' 7" x 3' 11" (1.70m x 1.19m)
Sitting Room	24' 2" x 11' 11" (7.37m x 3.63m)
Dining Room	10' 9" x 9' 0" (3.28m x 2.75m)
Kitchen	10' 9" x 9' 2" (3.28m x 2.79m)
Utility Room	7' 7" x 5' 7" (2.30m x 1.70m)
First Floor Landing	16' 7" x 9' 2" (5.06m x 2.79m)
Bedroom 1	11' 11" x 10' 9" (3.63m x 3.28m) Fitted wardrobes.
En-suite	5' 7" x 5' 6" (1.71m x 1.67m)
Bedroom 2	11' 11" x 11' 5" (3.63m x 3.49m) Fitted wardrobe.
Bedroom 3	12' 8" x 8' 11" (3.87m x 2.71m) Fitted wardrobe.
Bedroom 4	12' 8" x 7' 5" (3.87m x 2.25m)
Bathroom	9' 0" x 5' 11" (2.75m x 1.80m)
Outside	Driveway parking and a partially converted garage 8' 9" x 5' 11" (2.67m x 1.81m) , giving office space 11' 0" x 8' 9" (3.35m x 2.67m). Enclosed rear garden mainly laid to lawn and patio area.





GROUND FLOOR  
844 sq.ft. (78.4 sq.m.) approx.



1ST FLOOR  
668 sq.ft. (62.1 sq.m.) approx.



TOTAL FLOOR AREA: 1512 sq.ft. (140.5 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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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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Once an offer is accepted by our client, an Administration Fee of £40 + VAT (£48) **per buyer** will be required in order for us to process the necessary checks relating to our compliance and Anti-Money Laundering obligations. This is a non-refundable payment and cannot be returned should a purchase cease to continue. It can be paid via a card machine, or via BACS transfer.

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