



29 Midford Road, Taunton TA1 2JJ

£279,950

GIBBINS RICHARDS   
Making home moves happen

**\*1930's terraced home \*Garage & Parking \*Three bedrooms\*** A charming 1930s terraced home offering three bedrooms, garage and driveway parking, ideally situated within walking distance of the town centre and its amenities.

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

This well-presented home provides spacious and versatile accommodation throughout. The ground floor features a sitting room opening into the dining room, with doors leading out to the rear garden, along with a fitted kitchen and a downstairs cloakroom. Upstairs, there are three well-proportioned bedrooms and a family bathroom. Externally, the property enjoys a good-sized private rear garden, a garage accessed via a private lane, and driveway parking for two vehicles. Tucked away in a quiet cul-de-sac, the home combines a quiet setting with easy access to local shops, schools and transport links.

74.7 Square footage

Terraced home

Three bedrooms

Downstairs cloakroom

Garage & parking

Cul-de-sac position

Within convenient walking distance of the Town Centre

Gas central heating

Well-presented versatile accommodation





Entrance Hall

Sitting Room 11' 3" into bay x 11' 1" (3.43m x 3.38m)

Diner 12' 1" x 9' 9" (3.68m x 2.97m) Opening to;

Kitchen 9' 0" x 6' 8" (2.74m x 2.03m)

Cloakroom

First Floor Landing

Bedroom 1 11' 4" x 8' 8" (3.45m x 2.64m) Bay window. Fitted wardrobe.

Bedroom 2 12' 1" x 9' 5" (3.68m x 2.87m) Fitted wardrobe. Cupboard containing the combination boiler.

Bedroom 3 7' 9" x 6' 1" (2.36m x 1.85m)

Bathroom 6' 11" x 6' 7" (2.11m x 2.01m)

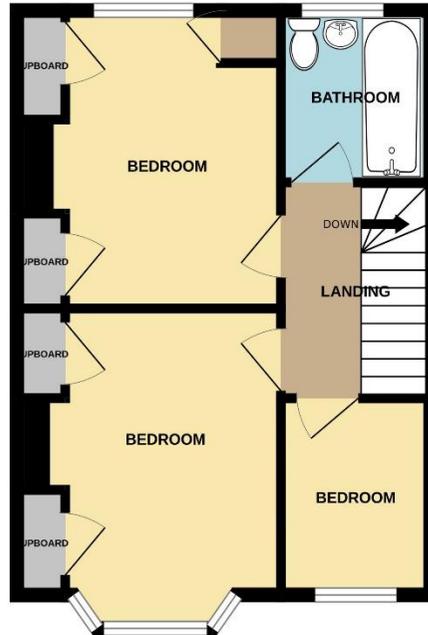
Outside The property enjoys a good-sized private rear garden, a garage accessed via a private lane, and driveway parking for two vehicles.



GROUND FLOOR  
412 sq.ft. (38.3 sq.m.) approx.



1ST FLOOR  
392 sq.ft. (36.4 sq.m.) approx.



TOTAL FLOOR AREA : 804 sq.ft. (74.7 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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