



Whitehall Close, South Petherton, TA13

Guide Price: £585,000

Freehold

Whitehall Close, South Petherton, TA13

Offered with the benefit of no onward chain, we are delighted to present this beautifully presented, detached chalet bungalow, one of just six similar properties in a quiet cul-de-sac location just a few minutes' walk from the village amenities.

Nestled in a tranquil corner plot, No. 5 Whitehall Close has benefitted from a range of improvements over recent years to include modern kitchen, utility, bathrooms and conservatory. The property offers Gas central heating via a Baxi boiler, double glazing and all mains services connected.

Accommodation provides two double bedrooms with built in wardrobes, landing and bathroom to the first floor and a further bedroom, shower room, sitting room, dining room, conservatory, kitchen and utility with spacious entrance hallway and porch to the ground floor. There is ample storage available throughout the property. Outside are gardens to front and rear and driveway leading to the double garage.

South Petherton is a beautiful Somerset village set in attractive surrounding countryside yet just half a mile from the A303 road. The village offers a wide range of independent shopping facilities, two schools, library, excellent pub, churches, hospital, doctor and veterinary surgeries, chemist, tennis and bowling clubs and the acclaimed restaurant Holm. There are bus services to neighbouring towns and villages. Yeovil is 10 miles, Crewkerne (mainline station to Waterloo) 6 miles, Ilminster 6 miles, the county town of Taunton (M5 Motorway and mainline station to Paddington) 18 miles, and the south coast at Lyme Regis 22 miles.

Material Information

Flood risk - very low risk from all sources

Tenure - Freehold Council Tax Band - F

Services - All mains services are connected with central heating via Gas boiler

Broadband - Superfast broadband is available

Mobile phone coverage - Outdoor coverage is available from four providers, indoor is stated as limited from four providers

1ST FLOOR
592 sq.ft. (55.0 sq.m.) approx.




GROUND FLOOR
1340 sq.ft. (124.4 sq.m.) approx.







Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(23-38)	F		
(1-22)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.

English Homes - South Petherton

34 St James Street
 South Petherton
 Somerset
 TA13 5BW

T: 01460 247800
 E: enquiries@english-homes.co.uk
www.english-homessp.co.uk

English Homes Ltd Registered in England and Wales - 06835306
 Registered office: 20 High St. Glastonburv. Somerset BA6 9DU