



## 5 ALLANS WAY, WESTON-SUPER-MARE

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### ASKING PRICE OF £199,950

**COOKE & CO**  
*your local property expert*

#### PROPERTY FEATURES

- DISTINCTIVE COACH HOUSE
- TWO BEDROOMS
- MASTER WITH ENSUITE
- GAS CENTRAL HEATING
- SINGLE GARAGE
- G/CENTRAL HEATING
- COUNCIL TAX BAND B

# 5 ALLANS WAY, WESTON-SUPER-



This attractively designed Coach House style property occupies a cul-de-sac position in Weston Village. The property comprises a spacious living room, well fitted kitchen, two bedrooms (one of which has an ensuite), bathroom. The house enjoys the comfort of gas central heating. There is a garage beneath and a small section of courtyard garden.

## ENTRANCE DOOR

## ENTRANCE PORCH

with radiator.

## LIVING ROOM

18' 7" x 13' 7" (5.66m x 4.14m) A spacious open plan reception room with outlook to the front. Cupboard housing the gas fired boiler. Radiator.

## KITCHEN

10' x 7' 6" (3.05m x 2.29m) which is fitted with an extensive range of built in units with ample working surface areas, inset stainless steel sink unit and gas hob with electric double oven. Plumbing for a washing machine and dishwasher. Inset spotlights.

## INNER HALLWAY

with radiator.

## BEDROOM 1

12' 13" x 9' 6" (3.99m x 2.9m) with a radiator, open outlook to the front and a range of built in wardrobes.

## ENSUITE SHOWER ROOM

with tiled cubicle, wash basin, WC, ladder radiator and inset spotlights.

## BEDROOM 2

9' 8" x 7' 1" (2.95m x 2.16m) with radiator and open outlook to the front.

## BATHROOM

with a panelled bath with shower attachment, wash basin, WC and radiator. Inset spotlights

## OUTSIDE

Under croft garage (furthest right) with up and over door. Rear access to a small courtyard area of garden.

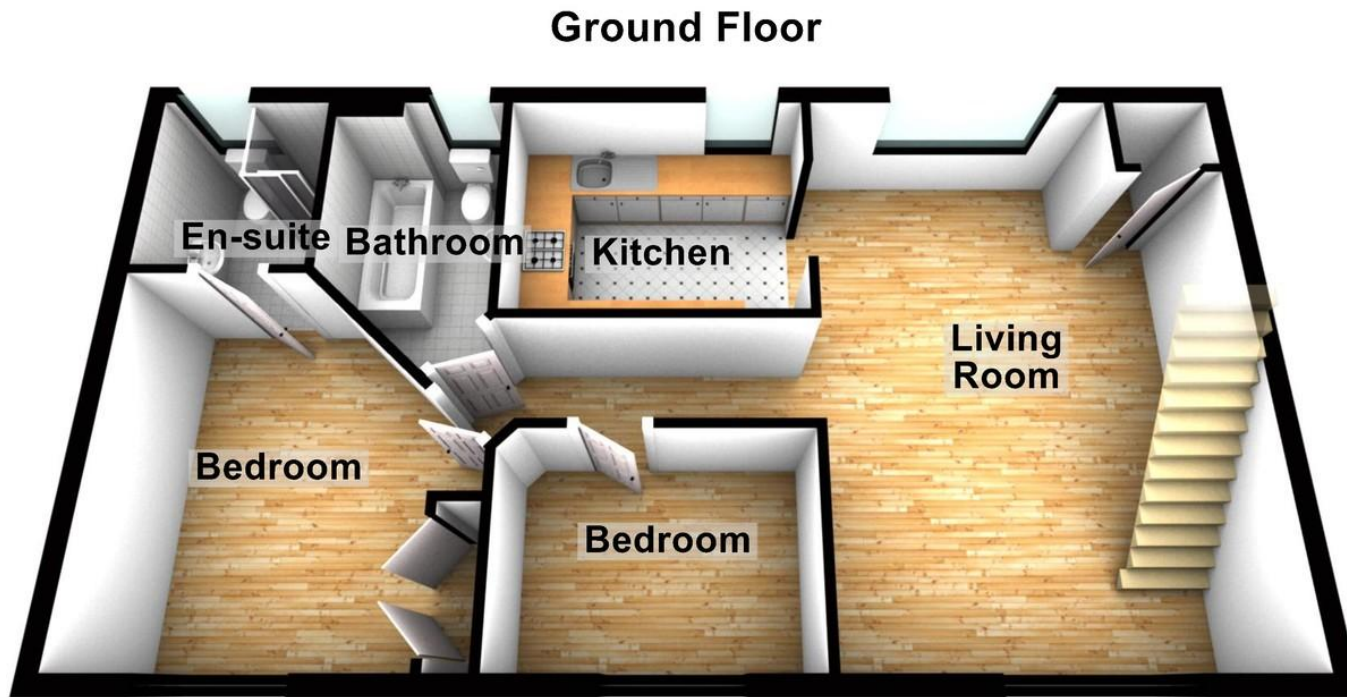
## TENURE

Freehold

# 5 ALLANS WAY, WESTON-SUPER-MARE, BS24 7HU



**Council Tax:**  
Band B  
**Local Authority:**  
North Somerset District Council



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	75 C	77 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate, and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

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