



Dugdale Street

Minehead, TA24 5EH

GUIDE £150,000 Freehold



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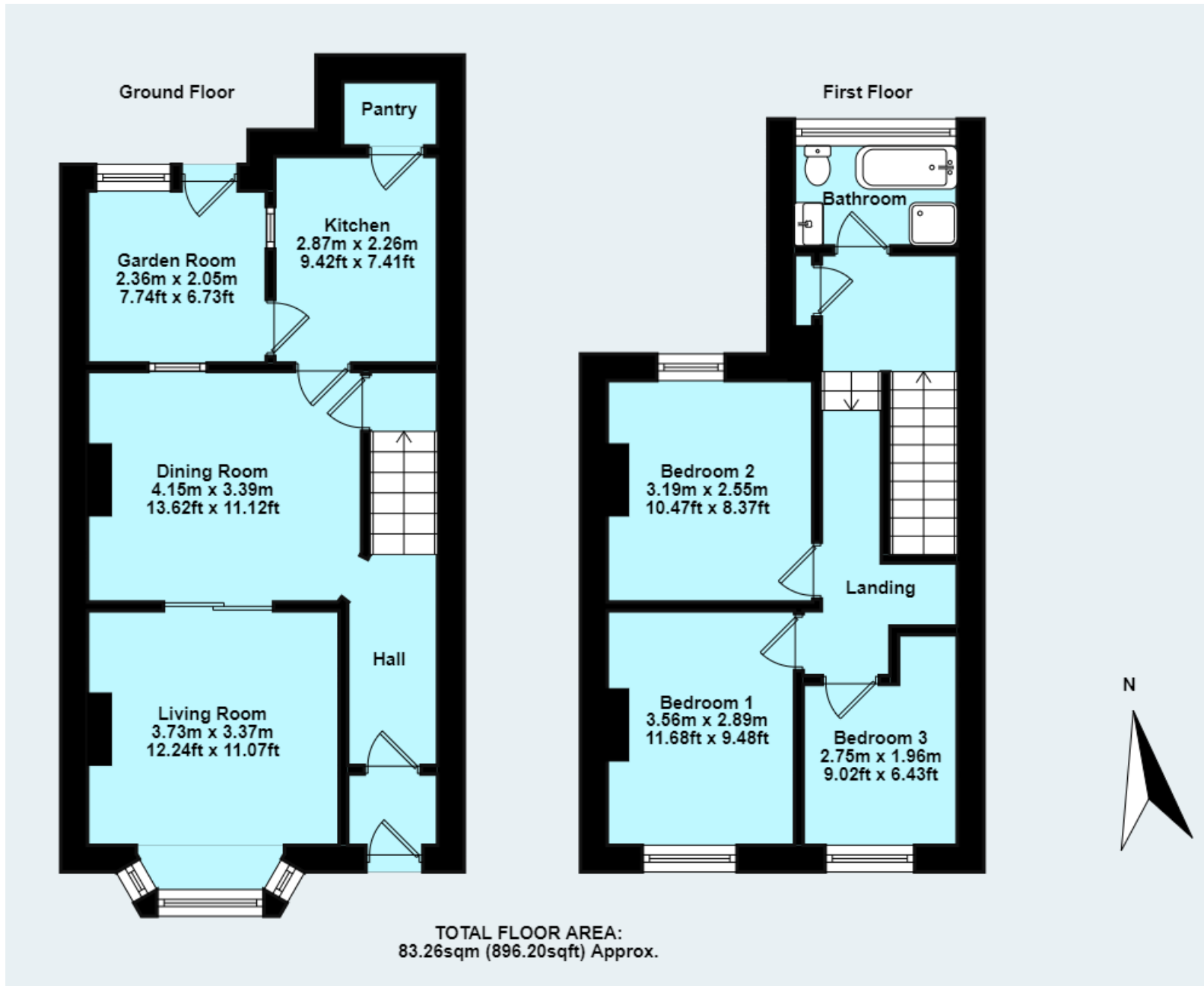
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Wilkie May
& Tuckwood

Floor Plan

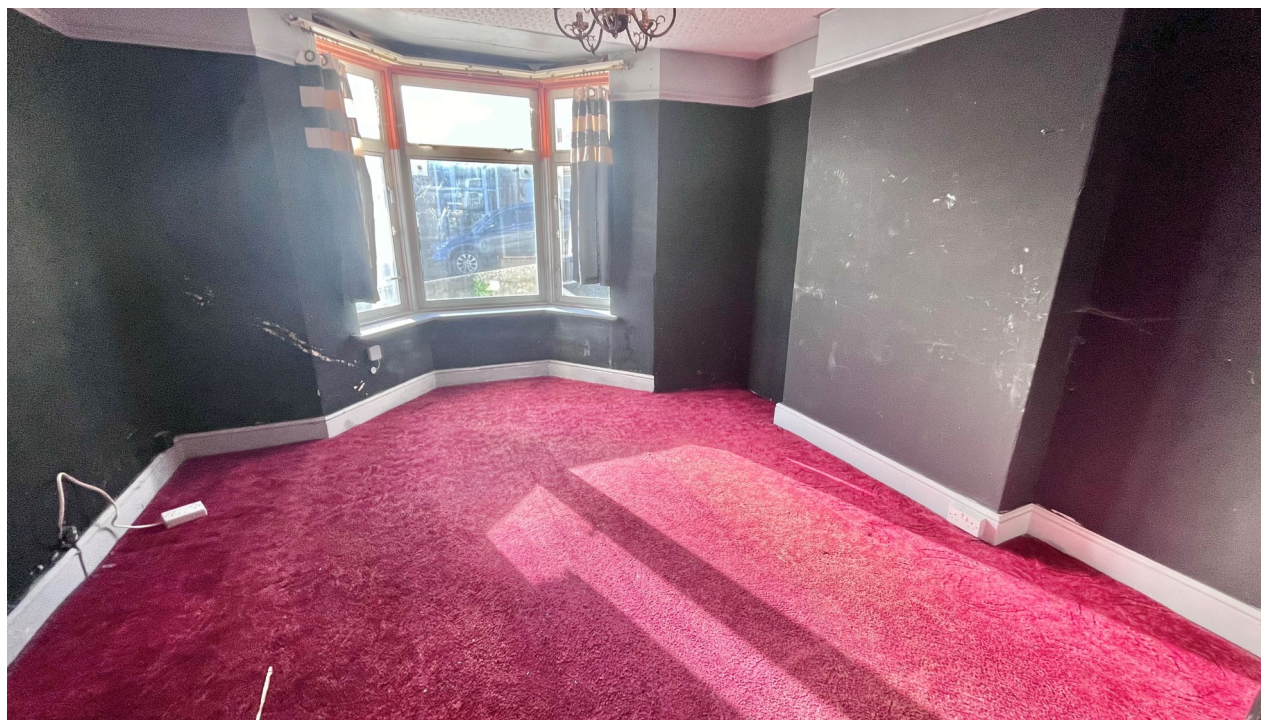


Description

A three-bedroom mid-terrace house situated within a popular residential area of Minehead.

Of stone construction under a slate roof, the property is in need of complete modernisation and is offered for sale with NO ONWARD CHAIN.

- Mid-terrace house
- 3 Bedrooms
- Garden
- In need of modernisation
- NO ONWARD CHAIN



Wilkie May & Tuckwood are pleased to be able to offer this three bedroom mid-terrace house situated within half a mile of town centre amenities.

The accommodation comprises in brief with steps up to the front door opening into a hallway with stairs to the first floor.

The living room is a good-sized room to the front of the property with sliding doors into a dining room with understairs cupboard. A door leads through to the kitchen which in turn has a door into a garden room with access to the rear garden.

To the first floor there is a half landing area with storage cupboard and door to the bathroom.

Stairs then lead on up to a further landing area with doors to the bedrooms, two of which have aspects to the front and the third with an aspect to the rear.

Outside to the front of the property there is a small, walled area of garden. There is also a garden to the rear. There is a lane running to the rear of the property giving access to the rear garden with the potential to create parking subject to any necessary permissions.



GENERAL REMARKS AND STIPULATION

Tenure: The property is offered for sale freehold by private treaty.

Services: Mains water, mains electricity and mains drainage.

Local Authority: Somerset Council, Deane House, Belvedere Road, Taunton TA1 1HE

Property Location: [///rebounded.trickster.safely](#)

Council Tax Band: B

IMPORTANT NOTICE Wilkie May & Tuckwood for themselves and for the vendors of the property, whose agents they are, give notice that: 1. the particulars are intended to give a fair and substantially correct overall description for the guidance of intending purchaser and do not constitute part of an offer or contract. Prospective purchasers and lessees ought to seek their own professional advice.

2. All descriptions, dimensions, areas, reference to condition and necessary permissions for use and occupation and other details are given in good faith, and are believed to be correct, but any intending purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them. 3. No person in the employment of Wilkie May & Tuckwood has any authority to make or give any representations or warranty

whatever in relation to this property on behalf of Wilkie May & Tuckwood, nor enter into any contract on behalf of the vendor. 4. No responsibility can be accepted for any expenses incurred by intending purchasers in inspecting properties which have been sold, let or withdrawn. Photographs taken and details prepared January 2024. MEASUREMENTS AND OTHER INFORMATION All measurements are approximate. While we endeavour to make our sales particular accurate and reliable, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information with you.

Code of Practice for Residential Estate Agents: Effective from 1 August 2011:

'8. Financial Evaluation 8a At the time that an offer has been made and is being considered by the seller, you must take reasonable steps to find out from the prospective buyer the source and availability of his funds for buying the property and pass this information to the seller. Such information will include whether the prospective buyer needs to sell a property, requires a mortgage, claims to be a cash buyer or any combination of these. Such relevant information that is available should be included in the Memorandum of Sale having regard to the provisions of the Data Protection Act.8b These reasonable steps must continue after acceptance of the offer until exchange of contracts (in Scotland, conclusion of missives) and must include regular monitoring of the prospective buyer's progress in achieving the funds required, and reporting such progress to the seller.

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 their purpose. A Buyer is advised to obtain verification from their solicitor or surveyor. References to the Tenure of the 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.



Tel: 01643 704400

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