



2 The Cottages

Spaxton, Somerset, TA5 1BP

Brightest move

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£230,000



Brightestmove are delighted to offer for sale this cosy cottage which is situated in the popular village of Spaxton, close to the Quantock Hills which is designated as an area of outstanding natural beauty.

This two bedroom terraced home is set back from the road and is warmed by an oil fired central heating system supplemented by two log burner stoves downstairs. The double glazed accommodation briefly comprises entrance porch, sitting room, lounge/diner, kitchen, bathroom and utility room to the ground floor with two double bedrooms with ensuite WC to the rear bedroom on the first floor.

Externally there is ample off street parking to the front and a well-stocked front garden complete with garden shed and a small courtyard garden to the rear.

An internal inspection is highly recommended to fully appreciate this charming character cottage which is being sold with the added advantage of no onward chain.



The village of Spaxton includes a primary school, pub, playing fields, village hall, community stores with post office, church and garage. Further facilities and amenities can be found in Bridgwater approximately four miles away.

For more information or an appointment to view please contact the vendors sole agents.

SERVICES: Mains electricity, water and drainage HEATING: Oil fired central heating system

TENURE: Freehold COUNCIL TAX BAND: B



- Sitting Room** 11' 09" x 9' 09" (3.58m x 2.97m)
- Lounge/Diner** 13' 00" x 11' 09" (3.96m x 3.58m)
- Kitchen** 13' 01" x 7' 06" (3.99m x 2.29m)
- Bathroom** 10' 03" x 4' 08" (3.12m x 1.42m)
- Bedroom One** 12' 04" x 10' 00" (3.76m x 3.05m)
- Bedroom Two** 9' 10" x 9' 08" (3m x 2.95m)

| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+ | A | | |
| 81-91 | B | | 82 B |
| 69-80 | C | | |
| 55-68 | D | 55 D | |
| 39-54 | E | | |
| 21-38 | F | | |
| 1-20 | G | | |

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