



21 ARTEMESIA AVENUE, W-S-M BS22 8BJ

ASKING PRICE OF £270,000

COOKE & CO
your local property expert

PROPERTY FEATURES

- SEMI-DETACHED FAMILY HOME
- THREE BEDROOMS
- MASTER WITH EN-SUITE
- DOWNSTAIRS CLOAKROOM
- KITCHEN/DINER
- ATTRACTIVE GARDEN
- DOUBLE GLAZING
- GAS CENTRAL HEATING
- DRIVEWAY
- GARAGE
- NO ONWARD CHAIN

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Cooke & Co are delighted to offer for sale with NO ONWARD CHAIN this well presented THREE BEDROOM SEMI DETACHED family home positioned on a quiet cul-de-sac in the popular Locking Castle area, providing easy access to local shops, motor way and train station.

In brief the property comprises of a good sized lounge, kitchen/diner, good sized low maintenance fully enclosed rear garden, downstairs cloakroom, master with ensuite shower room, driveway and garage.

The property also benefits from newly fitted carpets, redecoration and a new modern kitchen fitted 12 months ago.

OUTSIDE

Driveway for one vehicle leading to garage with roller door

ENTRANCE

UpVC entrance door leading to entrance hall

ENTRANCE HALL

Stairs to first floor, double glazed window to side, radiator

CLOAKROOM

Wash basin with vanity unit under, WC, double glazed obscure window to front, radiator, wall mounted consumer unit

LOUNGE

15' 0" x 12' 3" (4.57m x 3.73m) Double glazed window to front, radiator x 2, under stair cupboard

KITCHEN/DINER

15' 6" x 8' 2" (4.72m x 2.49m) Modern fitted kitchen with a range of wall and base units, worktop over, single stainless sink drainer & mixer tap, inset electric oven and gas hob with extractor hood over, enclosed wall mounted Vaillant gas boiler (4yrs old), plumbing for washing machine, space for other appliances. Double glazed window to rear, French patio doors leading to rear garden

FIRST FLOOR LANDING

Roof void access, storage cupboard housing water tank

BEDROOM ONE

13' 6" x 8' 2" (4.11m x 2.49m) Built in double wardrobe, radiator, double glazed window to front

Door leading to

MASTER EN-SUITE

Enclosed shower cubicle with mains shower, wash basin with vanity unit under, double glazed obscure window to front, radiator

BEDROOM TWO

9' 8" x 8' 1" (2.95m x 2.46m) Double glazed window to rear, radiator

BEDROOM THREE

8' 2" x 7' 1" (2.49m x 2.16m) Double glazed window to rear, radiator

REAR GARDEN

Attractive, low maintenance and fully enclosed with brick wall and fencing, laid partly to patio slabs, stone chippings and newly laid turf, Door leading into garage

21 ARTEMESIA AVENUE, WESTON-SUPER-MARE, BS22 8BJ



Council Tax:

Band C

Local Authority:

North Somerset District Council



Score	Energy rating	Current	Potential
92+	A		
81-91	B		89 B
69-80	C		
55-68	D	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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