



18 Nursery Close  
Comwich, Somerset, TA5 2JB

**Brightest** move

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£370,000



Brightestmove are delighted to offer for sale this detached house which was built in the late 1990's by Westbury Homes in the popular village of Combwich which is approximately 5 miles North West of Bridgwater.

This four bedroom home is situated on a good size plot with a south west facing rear garden.

The double glazed accommodation briefly comprises hallway, living room, dining room, kitchen, breakfast room , utility room and cloakroom/WC to the ground floor.

Upstairs there are four good size bedrooms with en-suite shower room to bedroom one and a family bathroom.

Bedrooms one and two both benefit from built in wardrobes and the bedrooms to the rear enjoy far reaching views towards the Quantocks

Externally there is off street parking for two vehicles leading to the garage and an enclosed landscaped tiered garden to the rear.



Comwich is a picturesque village set alongside the estuary with a number of walks along the waterside and in the surrounding countryside. It has a thriving community and benefits from its own shop, public house, church, primary school and village hall with a wider range of amenities available in the village of Cannington which itself offers butchers, baker, garage, village shop, church and several public houses.

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

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

TENURE: Freehold COUNCIL TAX BAND: D



- Living Room** 18' 11" x 12' 04" (5.77m x 3.76m)
- Dining Room** 11' 10" x 10' 01" (3.61m x 3.07m)
- Kitchen** 13' 02" x 8' 07" (4.01m x 2.62m)
- Breakfast Room** 9' 06" x 7' 08" (2.9m x 2.34m)
- Bedroom One** 11' 09 ( max ) " x 11' 04 ( max ) " (3.58m x 3.45m)
- Bedroom Two** 11' 04" x 9' 01" ( excluding wardrobes ) (3.45m x 2.77m)
- Bedroom Three** 10' 02" x 7' 02" (3.1m x 2.18m)
- Bedroom Four** 11' 09 ( max ) " x 7' 06 ( max ) " (3.58m x 2.29m)
- Garage** 17' 01" x 9' 03" (5.21m x 2.82m)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		59 D
39-54	E	43 E	
21-38	F		
1-20	G		

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