



MILES ESTATE AGENTS

**20 Millers Way Bishops Lydeard
Taunton TA4 3NP**



A lovely, well presented 3 bedroom semi detached house set in a peaceful, tucked away location overlooking the village green in ever popular Bishops Lydeard. Super kitchen/breakfast room, south facing garden, garage and off road parking. Early viewing highly recommended.

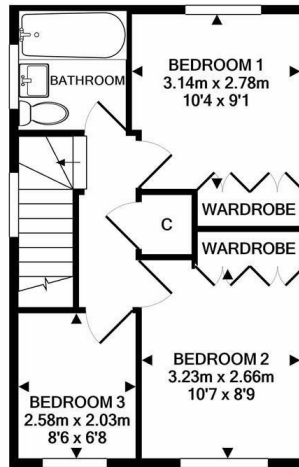
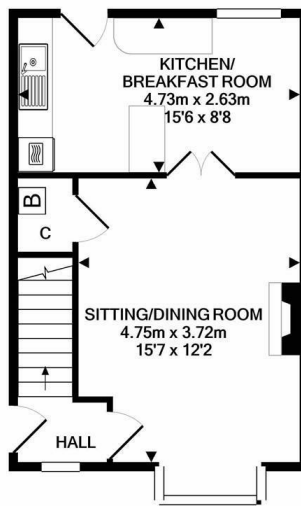




Features:

- Entrance Hall
- Spacious Sitting Room with Super Views
- Kitchen/Breakfast Room
- 3 Bedrooms
- Refitted Bathroom
- Lovely Mature South Facing Garden
- Single Garage
- Off Road Parking
- Council Tax Band C
- No Onward Chain





GROUND FLOOR
APPROX. FLOOR
AREA 35.7 SQ.M.
(384 SQ.FT.)

1ST FLOOR
APPROX. FLOOR
AREA 34.8 SQ.M.
(375 SQ.FT.)

TOTAL APPROX. FLOOR AREA 70.5 SQ.M. (759 SQ.FT.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	73	88
	EU Directive 2002/91/EC	



Viewings strictly through the selling agents:

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