



6 Helyar Close | Glastonbury | BA6 9LQ

FREEHOLD

£250,000

PROPERTY SUMMARY



This well presented, three bedroom mid terrace property has come to the market, conveniently positioned within a level and short walk of the historic town centre. The property comprises: entrance hall, cloakroom, kitchen/diner, living room, conservatory, three bedrooms and a bathroom. Outside, there is front and rear garden and off road parking. A early viewing is highly recommended.

Entrance Hall

Obscured high window to to side elevation. Radiator. Space and plumbing for washing machine. Door to cloakroom and kitchen/diner.

Cloakroom

Obscured high level window to side. Low level WC. Radiator.

Kitchen/Diner

17'5 x 9'4 (5.31m x 2.84m)

A range of wall, drawer and base units with laminate work surface over. Stainless steel sink with drainer and mixer tap over. Space and plumbing for dishwasher. Tiling to splash prone areas. Space for an American fridge/freezer. Space for a cooker. Two radiators. Large under stairs cupboard/pantry. Space for dining table and chairs. Stairs to first floor. Radiator. Door to dining room. Two UPVC double glazed windows to front.

Living Room

17'5 x 11'5 (5.31m x 3.48m)

Radiator. Feature fireplace with gas fire. Double glazed sliding door leading to conservatory. Double glazed door to rear garden.

Conservatory

10'3 x 7'11 (3.12m x 2.41m)

Power and light. UPVC double glazed French doors providing access to rear garden.

Landing

Access to loft hatch. Built in storage cupboard. Doors to bedroom one, two, three and bathroom.



Well Presented Home

Living Room

Kitchen/Diner

Cloakroom

Conservatory

Three Bedrooms

Bathroom

Enclosed Rear Garden

Off Road Parking

Walking Distance To The High Street



**INTERESTED IN THIS
PROPERTY**

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Bedroom One

11'7 x 10'9 (3.53m x 3.28m)

Radiator. Built in wardrobe. UPVC double glazed window to rear.

Bedroom Two

10'9 x 9'4 (3.28m x 2.84m)

Radiator. Storage cupboard. UPVC double glazed window to front.

Bedroom Three

8'7 x 6'7 (2.62m x 2.01m)

Radiator. UPVC double glazed window to rear.

Bathroom

Low level WC, wash hand basin and bath with shower over. Tiling to splash prone areas. Extractor fan. Radiator. UPVC double glazed obscure window to front.

Front Of Property

Courtyard style front garden laid to patio, Off road parking for two vehicles.

Rear Of Property

Patio and entertaining area. Garden laid to lawn enclosed with wooden fencing. Rear access.

Disclaimer

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6 HELYAR CLOSE, GLASTONBURY, BA6 9LQ

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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C			76
(55-68) D	66		
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales	EU Directive 2002/91/EC		



