

130 Main Street | Walton | BA16 9QX

FREEHOLD

£165,000

PROPERTY SUMMARY

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A characterful one bedroom cottage situated within the popular village of Walton with no onward chain has come to the market. The property comprises: living room with multi fuel burner, kitchen/diner, a double bedroom, a study and a bathroom. The property has the benefit of double glazing and gas central heating and a small courtyard to the front. An internal viewing is highly recommended.

Porch

6'5 x 5'4 (1.96m x 1.63m)

UPVC double glazed window. Door leading to living room and door leading to kitchen/diner.

Living Room

11'0 x 12'1 (3.35m x 3.68m)

Radiator. Feature fireplace with a wood burning stove. Window seat. UPVC double glazed window to front. Throughway to kitchen/diner.

Kitchen/Diner

18'8 x 8'3 (5.69m x 2.51m)

A range of wall, drawer and base units with work surfaces over. Stainless steel sink with drainer and mixer tap over. Space for a fridge/freezer. Space for a cooker. UPVC double glazed window to rear. Dining area. Radiator. Stairs to first floor.

Landing

Doors leading to bedroom one, two and family bathroom. Airing cupboard.

Bedroom One

11'5 x 10'2 (3.48m x 3.10m)

Radiator. Built in wardrobe. UPVC double glazed window to the front.

Study

10'1 x 5'1 (3.07m x 1.55m)

Radiator. Built in cupboard. UPVC double glazed window to side.

Bathroom

Radiator. Low level WC, wash hand basin with storage under and panelled bath with shower over. UPVC double glazed obscure window to rear.



Character Cottage

Kitchen/Diner

Living Room

Bathroom

Courtyard Style Front Garden

Village Location

No Onward Chain

UPVC Double Glazing

Original Features



INTERESTED IN THIS PROPERTY

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MARKET APPRAISAL

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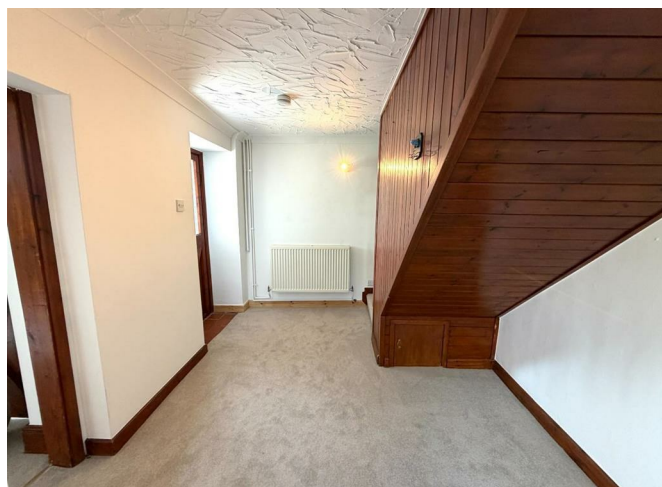
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Front Of Property

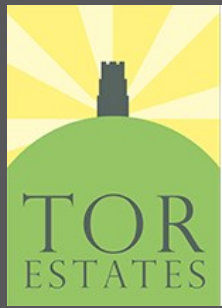
There is a courtyard style garden to the front of the property. Various plants, shrubs and trees, enclosed with wooden fencing and wall.

Walton Ammenities

Walton is a popular village bordering the west side of Street. Walton provides a primary school, village hall and a public house. Street is a thriving mid Somerset town famous as the home of Millfield School, Clarks Shoes and more recently Clarks Village shopping centre complementing the High Street shopping facilities. Street also provides Crispin Secondary School, Strode College, a theatre, open-air and indoor pools and a choice of pubs and restaurants. The historic town of Glastonbury is approximately five miles away and boasts a variety of unique local shops. The Cathedral City of Wells is 12 miles whilst the nearest M5 motorway interchange at Dunball (Junction 23) is 12 miles. Bristol, Bath, Taunton and Yeovil are all within commuting distance.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		89
(69-80) C		
(55-68) D	64	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



