Rachel J Homes
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Rachel J Homes
Estate Agents

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racheljhomes.co.uk









17 Byron Road, Locking, Weston-Super-Mare, BS24 8AQ

£260,000

- Semi Detached House
- Kitchen/Diner & Utility
- Front & Rear Gardens
- Locking Village Location
- 2/3 Double Bedrooms
- Wet Room & DS W/C
- Double Glazed & GCH
- No Chain

155 High Street, Worle, Weston Super Mare, BS22 6HQ
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Rachel J Homes is delighted to market this semi detached house situated in the popular Locking Village and close to local schools, shops, and amenities. This is a lovely sized home that would suit a first time buyer or maybe someone who is downsizing. The accommodation briefly comprises of Entrance Porch, Lounge, Dining Room (Bedroom Three), Kitchen, Utility, Downstairs WC, Two Double Bedrooms on the First Floor and Wet Room. Gardens to the front and rear and parking for several vehicles. Added benefits of this lovely home include double glazing, gas central heating plus there is no onward chain.
Accompanied viewings - CALL NOW!!

3 | 1 | 1 | EPC D | Freehold | Council Tax Band: B







Entrance Porch
Upvc Double double glazed entrance door, consumer unit, stairs to first floor, door to Dining Room and;.

Lounge
4.27 x 3.66 (14'0" x 12'0")
Upvc Double glazed window to front and side, radiator, picture rail, free-standing fireplace with hearth and surround, T.V point, laminate flooring.

Dinning Room - currently being used as Bedroom
3.05 x 2.74 (10'0" x 8'11")
Upvc Double Glazed window to front, radiator, picture rail.

Kitchen
3.66 x 3.35 (12'0" x 10'11")
Upvc Double glazed window to rear, range of wall and base units with work surface over and tiled splash back, stainless steel sink and drainer, two built-in storage cupboards, space for washing machine, fridge freezer and freestanding Gas cooker door to;

Utility
2.46 x 1.83 (8'0" x 6'0")
Upvc Double glazed door and window to rear, wall mounted boiler, radiator, space for fridge freezer, recessed Pantry area, door to:

Downstairs W/C
Upvc Double glazed window to side, low-level W/C, tiled flooring.

Stairs & Landing
Upvc Double glazed window to rear, radiator, doors off to all rooms.

Bedroom 1
4.27 x 3.66 (14'0" x 12'0")
Upvc Double glazed bay window to front, radiator, storage cupboard, tv point.

Bedroom 2
3.66 x 3.05 (12'0" x 10'0")
Upvc Double glazed bay window to front, radiator, loft hatch, storage cupboard, tv point, wooden flooring.

Wet Room
1.83 x 1.52 (6'0" x 4'11")
Upvc Double glazed window to rear, radiator, part tiled walls, wall-mounted electric shower, low-level W/C, hand wash basin, extractor fan, vinyl flooring.

Front
Enclosed by fence and hedge, laid mainly to lawn with mature trees and shrubs, access gate to side.

Rear
Enclosed by fence, laid mainly to decorative gravel with patio area, double wooden gate access from driveway.

Driveway
Off road parking for several vehicles.







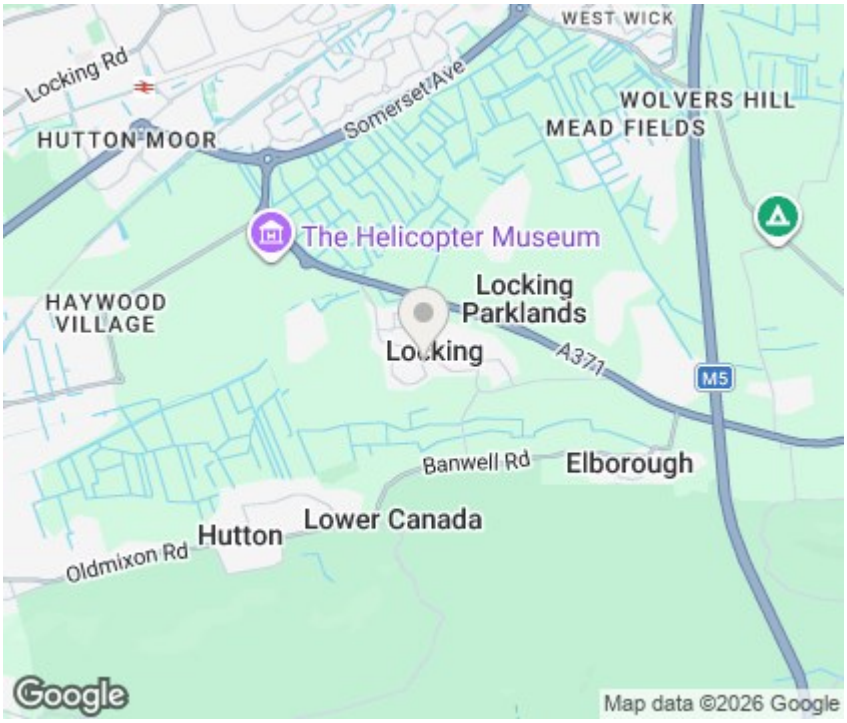










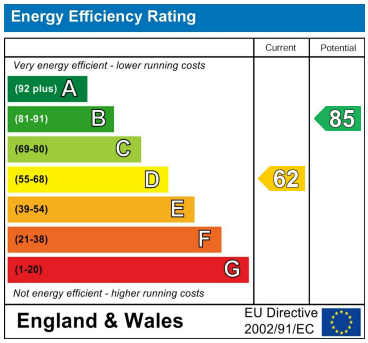


Viewings

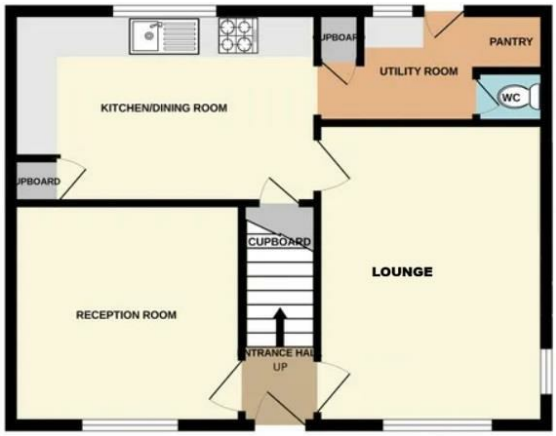
Viewings by arrangement only. Call 01934 621299 to make an appointment.

EPC Rating:

D



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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 a s shown have not been tested and no guarantee as to their opera ncy can be given.

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