

**Quantock Road, Southward, Weston super Mare, BS23 4DU**



- **Well Presented Ground Floor Flat**
- **Kitchen**
- **Garden**
- **No Chain**
- **One Bedroom**
- **Lounge**
- **Own Private Entrance**
- **EPC D**

**£115,000**

Rachel J Homes is delighted to market this well presented ground floor flat in the popular area of Southward. Ideally situated for easy access to transport links, amenities, shops, Sea Front and Promenade. If you are looking for your first home, an investment or perhaps you are downsizing. Make sure this is on your list to view. The accommodation briefly comprises of Lounge, Kitchen, Double Bedroom, Shower room, South Facing Rear Garden. This lovely home also has double glazing. Accompanied viewings - CALL NOW to book

**Lounge** 11'8" by 11'4" (3m 56cm x 3m 45cm)

UPVC double glazed window to side, UPVC double glazed door and full length window to rear, T.V point, phone, point, radiator, door to kitchen, door to bathroom.

**Kitchen** 11'10" by 8'0" (3m 60cm x 2m 43cm)

UPVC double glazed window to side, range of base and wall units with work surface over and tiled splash back, stainless steel sink and drainer, wall mounted boiler, space for cooker, washing machine, fridge freezer, radiator, door to bed room.

**Bedroom** 13'8" by 11'9" (4m 17cm x 3m 59cm)

UPVC double glazed window to side x two, storage cupboard with light and consumer unit, T.V point, radiator.

**Shower Room** 7'8" by 2'9" (2m 33cm x 0m 84cm)

UPVC double glazed window to side, low level WC, wash hand basin with cabinet under, tiled shower cubicle with hot water shower, stainless steel towel rail.

**Rear**

Seating Area with gravel, mature shrubs and borders, shed, gate to side for access, further storage area to side.

**Extra Information**

£132.00 Building Insurance

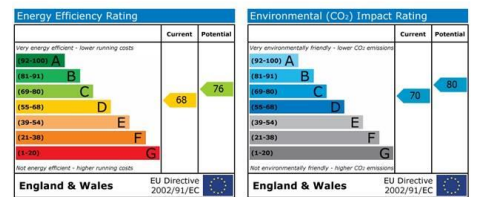
£200.00 Ground Rent per year



**Agents Note**

All measurements are approximate and cannot be relied upon. All items in photos are not included unless specifically stated. Rachel J Homes have not tested any equipment or services & cannot verify the working order. Any references to the tenure of a Property and/or to any service or other charges are based on information supplied by the Seller and has not been verified. Checking the availability and booking an appointment with Rachel J Homes is advised prior to travelling to see any property.

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Approx. Gross Area 441 Sq.Ft - 41 Sq.M



For illustrative purposes only. Not to scale. ID367102

Whilst every attempt has been made to ensure accuracy of the floor plan all measurements are approximate and no responsibility is taken for any error, omission or measurement.  
Floor Plan Produced by EPC Provision.com