



Rachel J Homes

Estate Agents

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BLEADON HILL, BLEADON, WESTON SUPER MARE, BS24 9JP



- **Stunning Detached Home with Views**
- **Large Lounge**
- **Double Glazing & GCH**
- **Garage and Parking for Several Vehicles**
- **Four Double Bedrooms, Ensuite to Master**
- **Kitchen/Diner & Utility**
- **Large South Facing Rear Garden**
- **EPC C**

£650,000

Rachel J Homes is thrilled to market this truly stunning Detached House situated on Bleadon Hill with open far reaching views at the rear towards Brent Knoll and Glastonbury Tor. If you are looking for a home that can offer something just that little bit grander, with high end fixtures and fittings and excellent attention to detail, then make sure this is on your list to view. The spacious accommodation briefly comprises of Entrance Hallway, Downstairs Cloakroom, Large Double Aspect Lounge, Kitchen/Diner, Utility Room, Four Double Bedrooms, Ensuite Bathroom and Dressing Room to Master, Shower Room, Front Garden, Large South Facing Rear Garden with open fields behind, Garage and Driveway for several vehicles. Added benefits of this fantastic home include double glazing, gas central heating plus the Vendors have found a property with no onward chain. Accompanied viewings - CALL NOW to book yours.

Entrance Hall

Wooden entrance door and hard wood double glazed window to front, solid wood flooring, double storage cupboard, stairs to first floor, doors off.



Downstairs WC

Hard wood double glazed window to front, low level W/C and wash hand basin set into vanity unit, radiator, solid wooden flooring.



Lounge 26' 7" by 11' 9" (8m 11cm by 3m 57cm)

Double aspect, hard wood double glazed window to front and rear, spot lights, coved ceiling, tv point, two radiators, gas living flame fire set into stone surround.



Kitchen/Diner 21' 6" by 14' 8" (6m 56cm by 4m 48cm)

UPVC double glazed patio doors to rear, hard wood double glazed window to rear and side, coved ceiling, spot lights, range of wall and base units with quartz work surface over, up tile and under mount one and half bowl sink with mixer tap over, eye level oven and grill, gas hob with extractor over, integrated dish washer, wooden flooring, door to;

Utility/Side Porch

Two hard wood double glazed windows to front, stainless steel sink and drainer, space for washing and fridge freezer, wall mounted Vaillant boiler, three storage cupboards, wood and glass door to side patio, tiled flooring.

Stairs to First Floor Landing

Gallery landing, access to loft, airing cupboard, doors off.

Master Bedroom 12' by 11' 9" (3m 66cm by 3m 57cm)

Hard wood double glazed window to rear with views towards Brent Knoll and Glastonbury Tor, coved ceiling, radiator, box arch through to;



Dressing Room 12' by 4' 9" (3m 66cm by 1m 44cm)

Hard wood double glazed window to front, radiator, built in triple wardrobes, door to;

En-suite Bathroom

Hard wood double glazed window to front, tiled floor, part tiled walls, radiator covered ceiling, panel bath, pedestal wash hand basin, low level W/C, shower cubicle with hot water mixer shower.

Bedroom Two 11' 9" by 11' 8" (3m 58cm by 3m 55cm)

Hard wood double glazed window to front, coved ceiling, radiator, built in double wardrobes.

Bedroom Three 12' 3" by 8' 10" (3m 73cm by 2m 69cm)

Hard wood double glazed window to rear with views towards Crooks Peak and the Mendips, coved ceiling, radiator.

Bedroom Four 11' 11" by 8' 11" (3m 64cm by 2m 71cm)

Hard wood double glazed windows to rear with views towards Crook Peak and the Mendips, coved ceiling, radiator built in double wardrobes.

Shower Room 8' 1" by 6' 4" (2m 46cm by 1m 92cm)

Hard wood double glazed window to front , low level W/C and wash hand basin set into vanity unit, double walk in shower with hot water sunflower mixer shower, heated towel rail, part tiled walls, shaver point, extractor fan.

Rear Garden

Facing South, enclosed by fencing and mature hedging with an open view to fields behind. Mainly laid to lawn with various patio areas and decorative gravel, mature shrubs and trees, storage shed, outside power, personal door to garage.

Garage

Up and over door, light and power, personal door to rear garden.

Front

Laid to decorative gravel with mature shrubs and trees, large parking area for several vehicles.



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.

The Floorplan &/or EPC Rating are provided on behalf of the seller of the property by a third party and delivered to Rachel J Homes to use as a guide only and cannot be relied upon. Rachel J Homes assumes no liability or offers no warranty as to the accuracy or validity of the information and provides them for general guidance purposes only.

Additional Information

Council Tax Band F - Approx.£3204.10



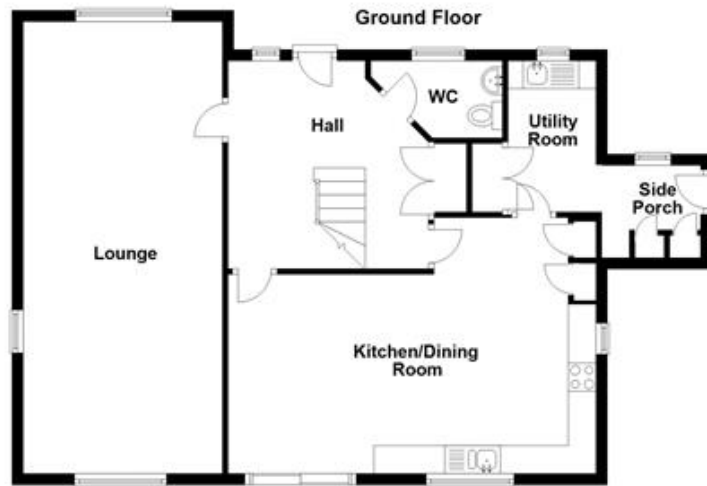








Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C	76 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Total area: approx. 160.2 sq. metres (1724.3 sq. feet)