



Tenure: Freehold
Floor area: 613.55 sq ft
Tax Band: C

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Local Authority: North Somerset
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14 Windsor Drive, Nailsea, BS48 1TP

£417,500

NO ONWARD CHAIN. A fabulous 2 Bedroom retirement bungalow, which comes to market in stunning condition throughout, having undergone a substantial refurbishment in the last few years. Located in this highly sought after Cul de Sac of just sixteen retirement bungalows, the property is perfectly placed for access to the town centre shops, cafes, restaurants and healthcare facilities as well as well as public transport links. Stylishly presented, the immaculate accommodation briefly comprises; Storm Porch and Entrance Hall, Open Plan Kitchen/Sitting Room with integrated appliances, two double Bedrooms and Shower Room with underfloor heating. Externally there are enclosed & low maintenance, South facing gardens to the rear and open plan frontage with driveway parking along with a well-maintained communal rose garden where neighbours often meet. EPC rating - C.

Storm Porch

With overhead lighting. Useful external storage cupboard.

Entrance Hall



Entered via attractive composite double glazed door. A spacious welcome to this delightful home. Loft access with fitted ladders. Radiator and quality vinyl tile flooring. Double width opening to Open Plan Kitchen/Living Room and doors to both Bedrooms and Shower Room.

Open Plan Kitchen/Sitting Room



A lovely space!

Kitchen Area

11'9" x 7'0" (3.58m" x 2.13m")



Fitted with a contemporary range of Dove grey larder and base units with complimentary squared edge work surfaces and upstands over. Inset one and a half bowl composite sink and drainer with mixer tap. Built in eye level electric double oven and gas hob with extractor over. Integrated fridge/freezer, dishwasher and space for a washing machine. Wall mounted unit conceals 'Worcester' combi boiler. Quality vinyl tile flooring. UPVC double glazed window to front.

Sitting/Dining Area

14'8" x 12'9" (4.47m" x 3.89m")



Quality vinyl tile flooring continues through to this area. Radiator. UPVC double glazed window and French doors which open on to the rear garden.

Bedroom 1

11'1" x 10'1" (3.38m" x 3.07m")



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



Bedroom 2

10'1" x 8'5" (3.07m" x 2.57m")



Radiator. UPVC double glazed window to front.

Shower Room



Tiled and fitted with a white suite comprising; 1.7m walk in shower unit with electric shower, vanity unit with inset basin and low level W.C.. Extractor and tiled flooring. Heated towel rail and under floor heating.

Rear Garden



Fully enclosed by brick wall and timber panel fencing, this delightful South facing garden is laid to paved patio with low maintenance shrub and Rose borders. The garden enjoys a good deal and beautiful outlook over neighbouring parkland, Timber shed and outside light.

Frontage

The front is laid to lawn with paved pathways. A block paved driveway provides parking for 1 vehicle. An external cupboard provides storage for bins etc. Outside tap.

Maintenance Charge

£250.00 per annum. This covers maintenance of communal areas and grass cutting.