



Kipling Road, Westfield, Radstock, BA3 3YT

£321,000

- Two Bed Detached Bungalow
- NO ONWARD CHAIN
- Level Garden
- Energy Rating - D
- Lounge/Dining Room
- Large Plot
- Close To All Local Amenities
- Council Tax Band - D
- Tenure - Freehold

Barons are delighted to present this well-maintained detached two-bedroom bungalow in the popular area of Westfield. The accommodation comprises an entrance hallway, two double bedrooms, a shower room, a kitchen, a lounge/dining room, and a conservatory.

Outside, the rear garden is level and designed for low maintenance, featuring a patio area and a garden shed. The side garden offers exceptional privacy, surrounded by mature shrubs, while the front garden provides potential to create additional parking if desired.

Additional benefits include a driveway, garage, gas central heating, and UPVC double glazing throughout. Conveniently located within easy reach of local shops and bus stops, this charming bungalow is a must-see.

Call Barons today on 01761 411 411 to arrange your viewing!

Kitchen 8'1" x 7'6" (2.47 x 2.29)

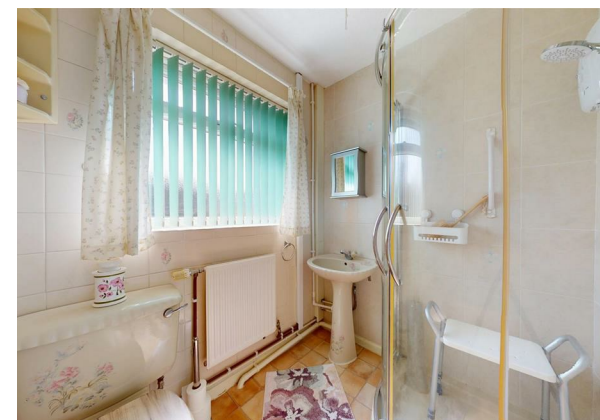
Lounge / Dining 16'2" x 19'5" (max) (4.94 x 5.94 (max))

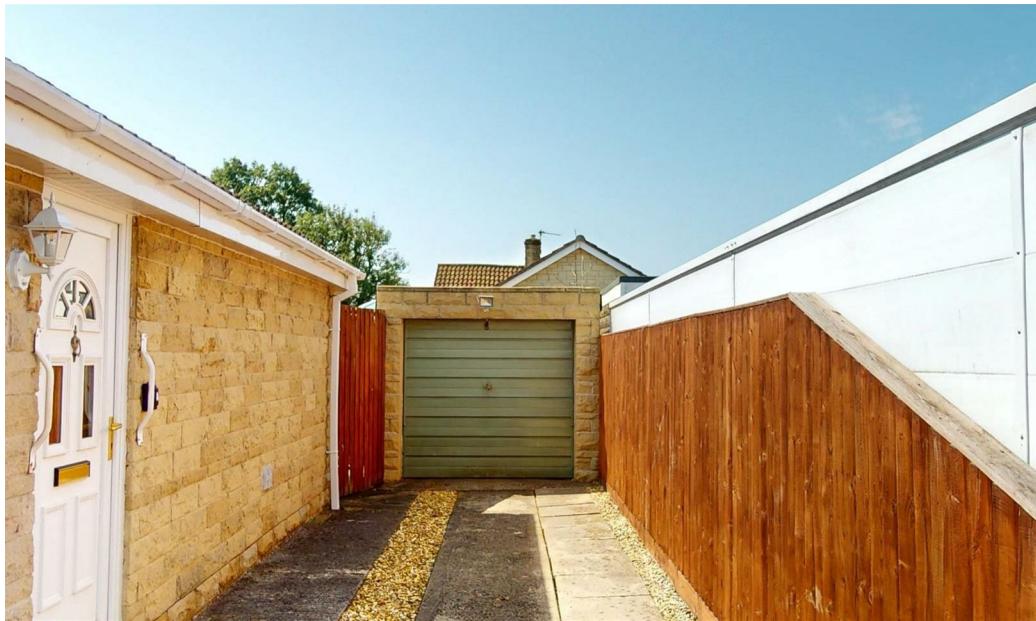
Conservatory 11'6" x 7'7" (3.51 x 2.32)

Bedroom One 11'8" x 10'6" (3.56 x 3.21)

Bedroom Two 2.68 x 2.68 (0.61m.20.73m x 0.61m.20.73m)

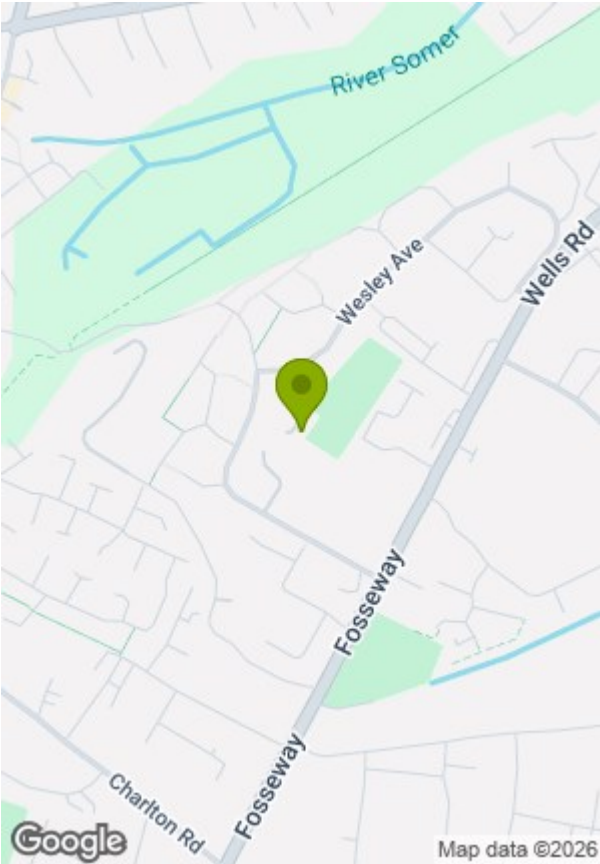
Shower Room 5'11" x 5'5" (1.82 x 1.66)







While every attempt has been made to ensure accuracy of the floor plan, measurements of door, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustration purposes only and should be used as such by prospective purchaser. Services, systems and appliances have not been tested and no guarantee to their operability or efficiency can be given.
Plan produced using PlanUp.



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

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

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