St Cuthberts Mansions, Southside, Weston-Super-Mare, Somerset. BS23 2QT

Offers in Excess of £260,000 Leasehold

FOR SALE



HOUSE FOX
ESTATE AGENTS

www.housefox.co.uk

01934 314242
01275 404601
01278 557700
sales@housefox.co.uk

PROPERTY DESCRIPTION

HOUSE FOX ESTATE AGENTS PRESENTS... Positioned on the ever-popular Southside, this superb four-bedroom first floor flat forms part of an attractive semi-detached period building known as St Cuthbert's Mansions. Offering an exceptional blend of character, space, and coastal living, this substantial home presents a rare opportunity for buyers seeking a generously proportioned property just moments from Weston's seafront. Accessed via steps leading to the first floor, the property opens into a welcoming entrance hall which provides access to all principal rooms. The accommodation is thoughtfully arranged and boasts impressive proportions throughout, including three well-sized double bedrooms and a fourth good-sized bedroom, making it ideal for families, those working from home, or buyers seeking versatile living space. The living room provides a comfortable and inviting setting, perfect for relaxing or entertaining, while the kitchen offers ample space for cooking and dining. The main bedroom benefits from its own en suite bathroom, a standout feature of which is the charming oval ceiling window that adds both character and natural light, creating a unique and tranquil atmosphere. A particular highlight of this home is its private south-facing rear garden — a rare find for a property of this kind. This outdoor space enjoys excellent sunlight throughout the day and offers a wonderful setting for outdoor dining, gardening, or simply unwinding. The property is ideally located within close proximity to Weston's seafront, allowing for easy access to scenic coastal walks, local amenities, and transport links. Additionally, the elevated position affords some pleasant views, further enhancing the appeal of this already impressive home.

FEATURES

- 360 VIRTUAL TOUR AVAILABLE
- Four Bedrooms (Main with En Suite)
- Superb First Floor Flat on Weston Hillside
- Private South Facing Rear Garden
- Leasehold Tenure
- Close to Local Amenities and Transport Links
- Semi Detached Period Building
- Kitchen/Breakfast Room
- Living Room/ Dining Room



ROOM DESCRIPTIONS

Entrance

Communal door opening into communal entrance, steps to first floor with door opening to;

Entrance Hall

Doors to all rooms, radiator.

Living Room/Dining Room

13' 5" x 18' 0" (4.09m x 5.49m) Double glazed sash windows to rear and side aspects, radiator and space for living room and dining room furniture.

Kitchen

11' 7" x 10' 8" (3.53m x 3.25m) Windows to both the front and side aspects allow for an abundance of natural light, creating a bright and welcoming space. The room is fitted with a range of wall and base units, providing ample storage, and features an inset Belfast sink with a drainer. There is designated space and plumbing in place for a washing machine, as well as room to accommodate a fridge/freezer. In addition, the kitchen benefits from a selection of integrated appliances, offering both convenience and a streamlined, modern finish.

Bedroom One

11' 6" x 14' 9" (3.51m x 4.50m) UPVC double glazed sash windows to rear aspect, built in up and over storage, radiator and door to;

En Suite

7' 5" x 7' 9" (2.26m x 2.36m) Oval ceiling window, free standing bath with mixer taps and hand held shower, wash hand basin, low level WC and heated towel rail.

Bedroom Two

13' 4" x 16' 9" (4.06m x 5.11m) Sash windows to front and side aspects, radiator.

Bedroom Three

11' 3" x 13' 7" (3.43m x 4.14m) Sash windows to front aspect, radiator.

Bedroom Four

11' 7" x 8' 1" (3.53m x 2.46m) UPVC double glazed sash windows to rear aspect, radiator.

Bathroom

8' 0" x 6' 10" (2.44m x 2.08m) UPVC double glazed obscure sash windows to side aspect, shower with waterfall shower and shower attachment, low level WC, wash hand basin and radiator.

Rear Garden

Mainly laid to lawn with patio area, you also have a shed located to the rear.





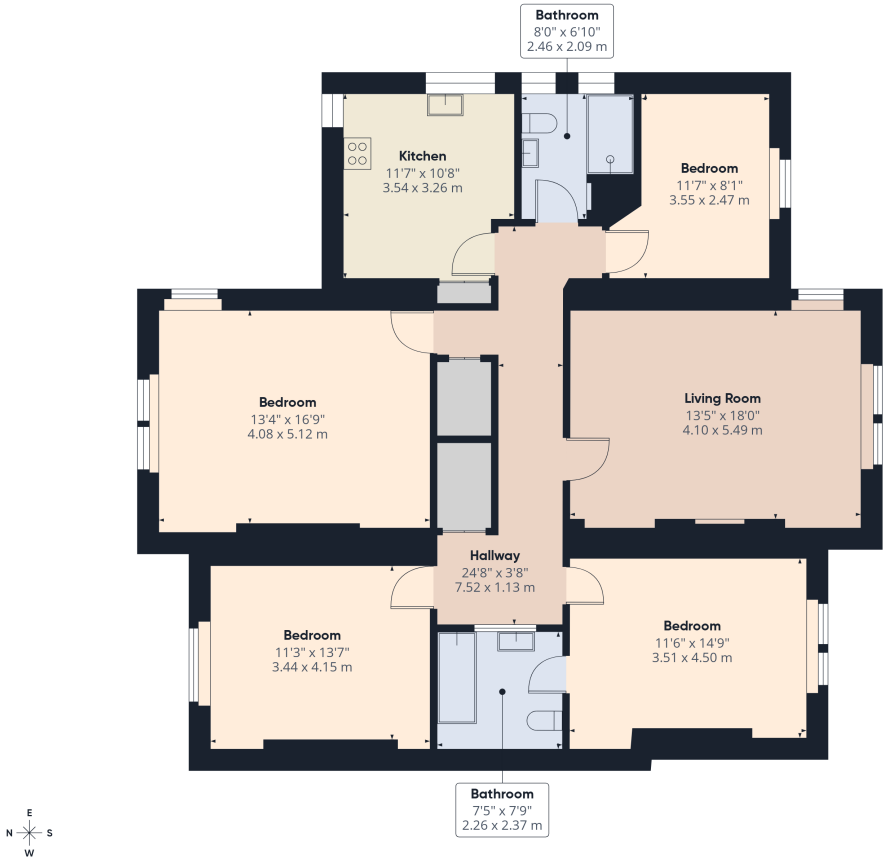








FLOORPLAN & EPC



HOUSE FOX
THE FAIRER FEES ESTATE AGENT

Approximate total area(1)

1336 ft²

124.2 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

HOUSE FOX
ESTATE AGENTS