



**Johnson Close, Wells, Somerset**  
Asking Price: £210,000

**Palmer***Snell*







**\*\* GUIDE PRICE £210,000 to £220,000\*\***

### Charming Two-Bedroom Bungalow with Delightful Garden and Views

Situated in a desirable location in Wells, this well-presented two-bedroom bungalow enjoys a lovely outlook over Tor Woods and is within easy walking distance of Wells city centre.

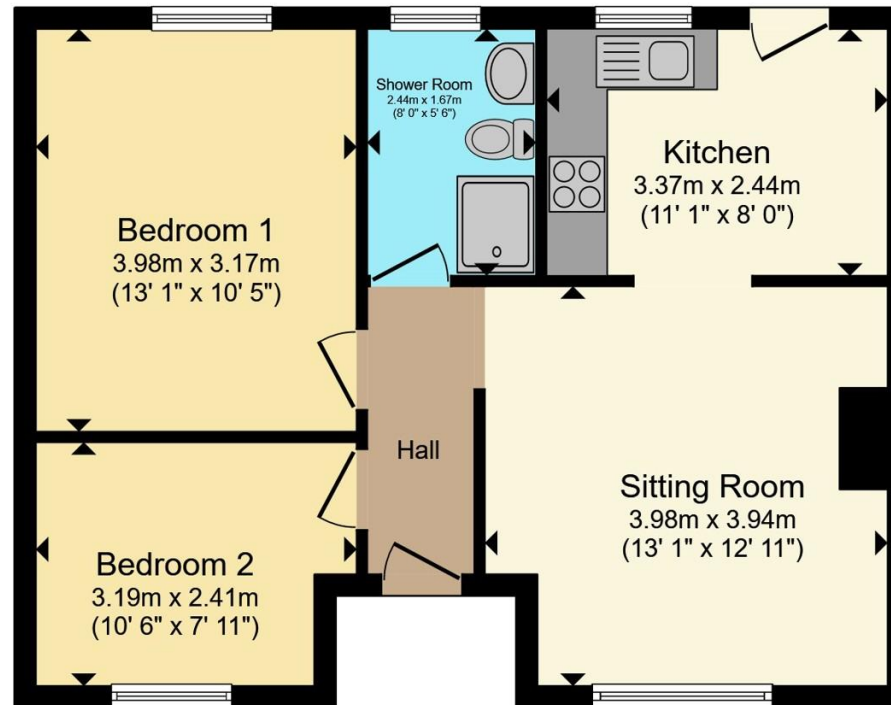
The property offers a good-sized living room, featuring a large window overlooking the woods and providing a pleasant, light-filled space. To the rear of the property is a well-equipped kitchen overlooking the garden, fitted with a range of wall and base units, electric oven and hob, and useful cupboard storage. There is also space and plumbing for a fridge freezer and dishwasher.

There are two bedrooms, comprising a good-sized double bedroom and a further smaller double bedroom. The bathroom is fitted with a bath with shower over, wash hand basin and vanity unit.

Outside, the property benefits from a good-sized, fully enclosed garden, predominantly laid to lawn with established beds and a patio area. A useful stone outbuilding offers additional storage and benefits from both plumbing and electricity, providing potential for a variety of uses.

The location is a particular highlight, with the property enjoying a peaceful setting overlooking Tor Woods while being just a short walk from the centre of Wells, with its





Total floor area 52.2 m<sup>2</sup> (562 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)

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Council Tax Band: **B**

Tenure: **TBC**

Service Charge: **£0**

Years Left on Lease: **0**

Ground Rent: **£0**

Viewing by appointment

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Interested parties should satisfy themselves, by inspection or otherwise as to the accuracy of the description given and any floor plans shown in these property details. All measurements, distances and areas listed are approximate. Fixtures, fittings and other items are NOT included unless specified in these details. Please note that any services, heating systems, or appliances have not been tested and no warranty can be given or implied as to their working order.

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