Creeches Lane

Walton, BA16 9SN

COOPER AND TANNER







Asking Price Of £350,000 Freehold

A well presented, modern four bedroom semi-detached family home, situated in the ever-popular village of Walton. This deceptively spacious property offers superbly proportioned, family-friendly accommodation throughout, complemented by a garage, off-road parking and an attractive rear garden.

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ACCOMMODATION:
A welcoming reception hall draws you immediately into the heart of the ground floor, from where doors open in either direction to the principal living areas. The hub of this home is undoubtedly the generous kitchen/dining room, thoughtfully fitted with a comprehensive range of cream shaker-style units, contrasting wood-effect worktops, integrated double oven and gas hob, and space for further appliances. There is ample room for family dining and everyday life to unfold. A separate utility room provides valuable additional space for laundry appliances, along with a convenient downstairs cloakroom. The impressive dual-aspect lounge offers a wonderfully sociable yet peaceful space, featuring a charming fireplace with gas fire, and flowing seamlessly through to a bright conservatory. With French doors opening onto the garden, the conservatory forms a delightful year-round sitting or dining area, ideal for relaxing or entertaining.

Upstairs, the property continues to impress with four well-proportioned bedrooms, offering versatile accommodation to suit a range of family needs. The principal bedroom benefits from its own ensuite shower room, while a stylish family bathroom, complete with bath and separate shower cubicle, serves the remaining bedrooms.

OUTSIDE:
The well proportioned rear garden is fully enclosed by timber fencing and laid to level lawns, shrub borders and a good size patio, ensuring families are well catered for recreation and entertaining space, in a pet and child safe plot. A generous garden shed provides useful storage. A single garage in a block just yards away, offers additional secure storage, with space to park a car in front.

SERVICES:
Mains gas, electric, water and drainage are connected, and gas fired central heating is installed. The property is currently banded D for council tax, within Somerset Council. Ofcom's service checker states that Good outdoor mobile coverage is likely with four major providers, whilst Ultrafast broadband is available in the area.

LOCATION:
The village of Walton is situated approximately approximately 1 mile from Street and provides amenities including a pub, Church, Walton C of E Primary School (Ofsted outstanding), pre-school playgroup and Village Hall within walking distance. It also has public transport links to nearby towns including Glastonbury and Street, which offers quality schooling at all levels including renowned Millfield School, Crispin School and Strode College. Shoppers can choose from The High Street, Clarks Outlet Village and a selection of supermarkets and homewares stores within a short drive. A full range of health and leisure facilities as well as restaurants can be found in Street and Glastonbury. Castle Cary, approximately 20 minutes' drive away, provides a Paddington line train station.

VIEWING ARRANGEMENTS:
Strictly through prior arrangement with Cooper and Tanner on 01458 840416. If arriving early, please wait outside to be greeted by a member of our team.





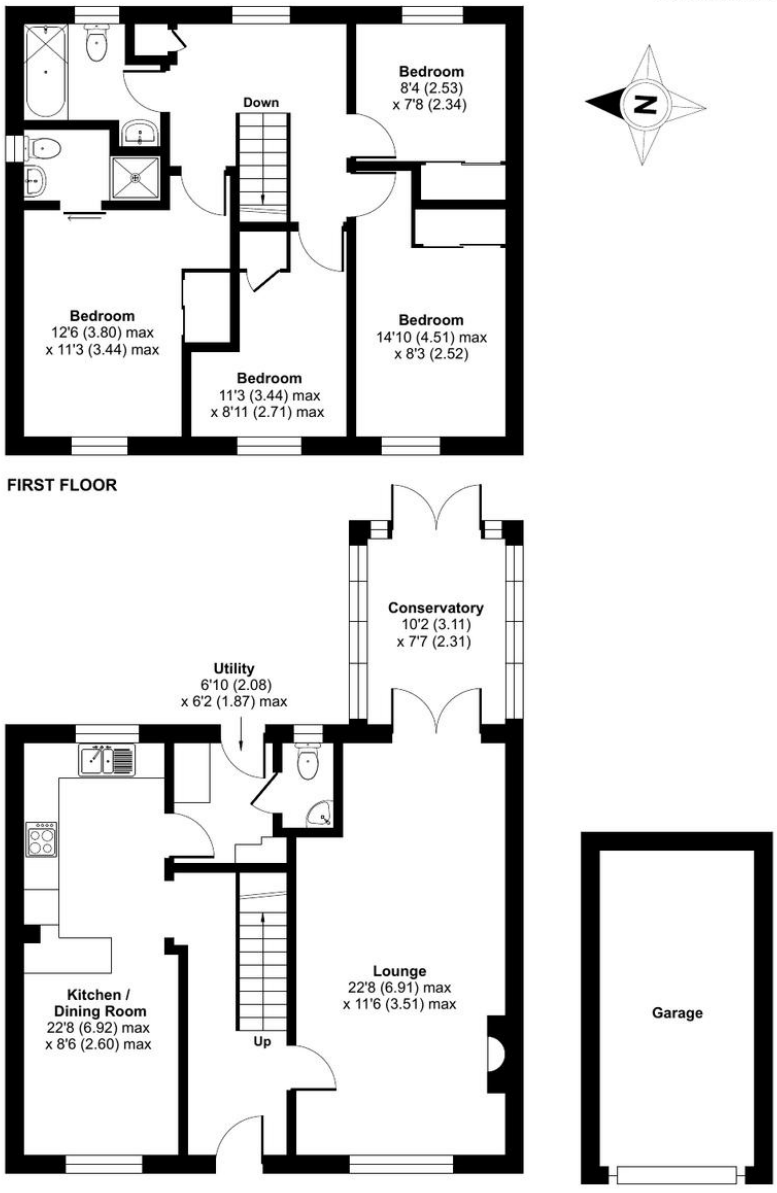




Michaels Court, Creeches Lane, Walton, BA16

Approximate Area = 1285 sq ft / 119.3 sq m (excludes garage)

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Cooper and Tanner. REF: 1502887

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COOPER AND TANNER

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