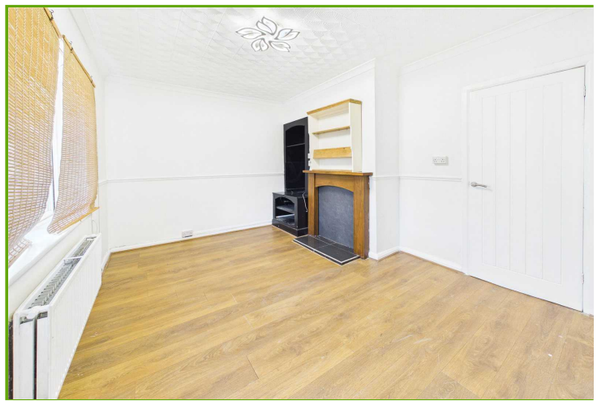


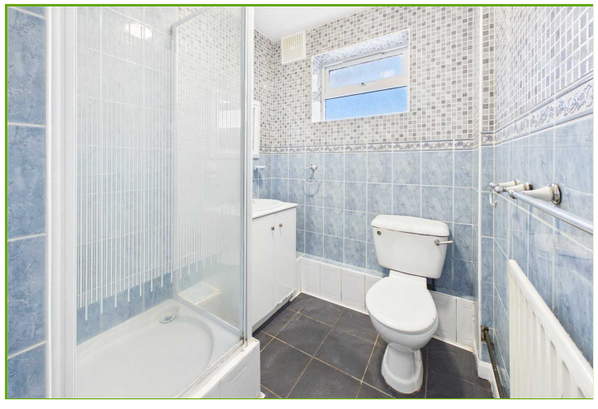














7 Fairfield, Coleford, Radstock,
Somerset, BA3 5PH

£1,300 per month

Unfurnished

YOUR MOVE
— Bailey & Bryant —

your-move.co.uk

The Property Ombudsman

7 Fairfield, Coleford, Radstock, Somerset, BA3 5PH

£1,300 per month Unfurnished

Council Tax Band: B
EPC Rating: D
Local Authority: Mendip District Council

Other important information which you will need to know about this property can be found at your-move.co.uk

*AVAILABLE FOR IMMEDIATE OCCUPATION
*THREE BEDROOMS
*LARGE ENCLOSED GARDENS
*GAS CENTRAL HEATING SYSTEM
*VILLAGE LOCATION
*FITTED KITCHEN
*PVCu DOUBLE GLAZING

Description

We are pleased to offer this recently re-decorated end of terrace home situated in the popular village of Coleford. The living accommodation is arranged over two floors and comprises on the ground floor an entrance hall, sitting room, fitted kitchen and a shower room whilst on the first floor there are three well proportioned bedrooms. Other features include a gas central heating system with a combi boiler and PVCu double glazing. Outside there is an open plan lawned front garden and large enclosed side and rear gardens that back onto the fields behind. Available for immediate occupation. Viewing highly recommended.

Directions

From our offices in Midsomer Norton High Street, proceed to the end of the road and at the traffic lights turn left into Silver Street. Follow the road up the hill and out of the town. At the crossroads turn left and at the White Post roundabout take the second exit. Follow the road into Charlton and at the sharp left hand bend turn right signposted Holcombe. Follow the road and take the left hand turning signposted for Coleford. Follow this road into Anchor Road and Fairfield forms part of this road on the left hand side.

Entrance Hall

Double glazed door to entrance hall with double radiator and return stairs to first floor landing.

Sitting Room

PVCu double glazed window to the front, double radiator, timber laminate flooring, coved ceiling, dado rail, built in bookcase.

Kitchen

PVCu double glazed window to the rear, range of matching base and wall units, rolled edge worksurfaces, stainless steel single drainer sink unit, tiled splashbacks, plumbed for a washing machine, electric cooker point, double radiator, double glazed door to the rear, understairs cupboard with a PVCu double glazed window to the side.

Inner Hall

Timber laminate flooring, door to shower room.

Shower Room

PVCu double glazed window to the rear, shower cubicle, wash hand basin with vanity unit below, low level WC, single radiator, fully tiled walls and floor.

Landing

PVCu double glazed window to the side, loft access.

Bedroom One

PVCu double glazed window to the front, single radiator, timber laminate flooring, picture rail, built in cupboard with shelving.

Bedroom Two

PVCu double glazed window to the rear, single radiator, timber laminate flooring, picture rail, airing cupboard housing a gas combi boiler supplying central heating and hot water.

Bedroom Three

PVCu double glazed window to the rear, double radiator, timber laminate flooring.

Front Garden

Open plan, mainly laid to lawn.

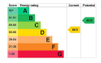
Rear and Side Garden

Rear garden enclosed by fencing, mainly laid to concrete and with side pedestrian access, opening and steps down to side garden, enclosed by fencing and mainly laid to artificial lawn.

Parking

There is residents only parking in front of the property.

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For full EPC please contact the branch.

All Measurements
All Measurements are Approximate.

Laser Tape Clause
All measurements have been taken using a laser tape measure and therefore, may be subject to a small margin of error.

Floorplan Clause
Measurements are approximate. Not to Scale. For illustrative purposes only.



We may refer you to recommended providers of ancillary services such as Conveyancing, Mortgages, Insurance and Surveying. We may receive a referral fee for recommending their services. You are not under any obligation to use the services of the recommended provider, which may also be an associated company of Your Move.