











# Cavalier Close    £245,000

**Bridgwater, Somerset** Ref: 33354838

**Bridgwater**

**Taunton**

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1 Friarn Lawn, Bridgwater, Somerset, TA6 3LL    2 The Crescent, Taunton, Somerset, TA1 4EA



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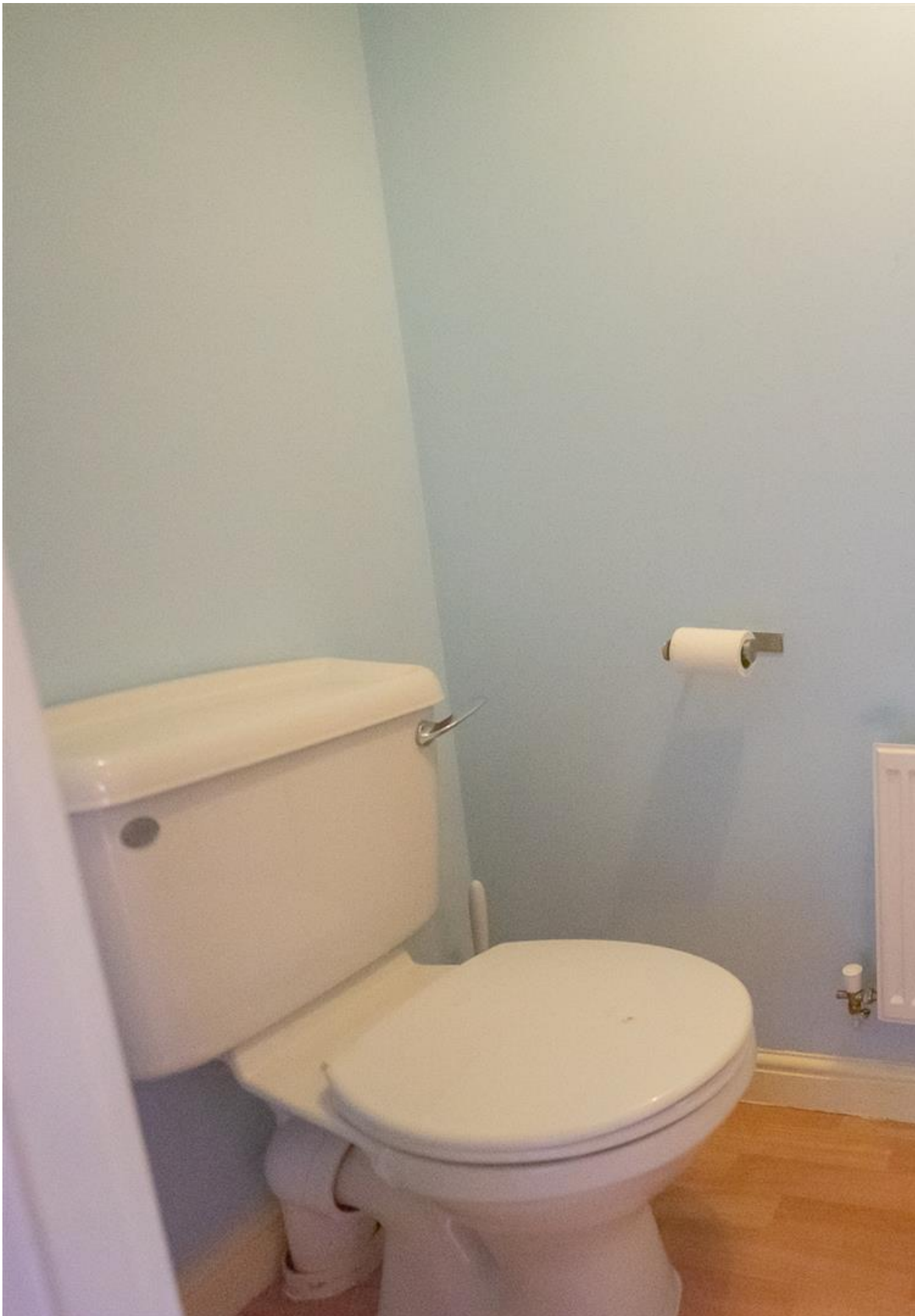
## Gallery















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## Property Description

**Location:** Bridgwater, Somerset

Nestled in a quiet cul-de-sac on the outskirts of a sought-after modern development, this generous three-double-bedroom home is perfect for families.

It features two independent reception rooms and an inviting open-plan kitchen, dining, and living area. Additionally, there's a ground-floor cloakroom, an enclosed rear garden, and an attached garage.

Convenience is key here, with easy access to a variety of local amenities just around the corner.

**ACCOMMODATION** - This double glazed, gas centrally heated accommodation briefly comprises: entrance hallway, cloakroom, study and open-plan kitchen/dining/living room to the ground floor, with a separate lounge, bathroom and three bedrooms, (the primary with en-suite shower room,) arranged over the first and second floors. Outside there is an enclosed rear garden with seating and lawned areas, and side access. Directly to the side of the property is a garage.

### Entrance Hallway

### Cloakroom

### Study

2.86 x 1.87 (9'4" x 6'1")

### Open-Plan Kitchen/Dining/Living Room

6.06 x 3.93 (19'10" x 12'10")

## FIRST FLOOR

### Landing

### Lounge

3.95 x 3.85 (12'11" x 12'7")

### Primary Bedroom

3.92 x 3.02 (12'10" x 9'10")

### En-Suite Shower Room

## SECOND FLOOR

### Landing

### Bedroom Two

3.93 x 3.52 max (12'10" x 11'6" max)

### Bedroom Three

3.93 x 2.53 (12'10" x 8'3")

### Bathroom

## EXTERIOR

### Garage

5.65 x 2.73 (18'6" x 8'11")

### Rear Garden

**LOCATION** - This popular development is accessed off Homberg Way (NDR) and is ideally situated for access to both Bridgwater Town Centre and the M5. Chilton Trinity Secondary School, 1610 Sports Centre (including swimming pool) and The Green is a short distance away, as are a wide range of other local amenities.

Bridgwater offers a full range of facilities including retail, educational and leisure amenities. Bridgwater bus station offers a regular bus service to Taunton together with a daily service to London Hammersmith. There are main line links via Bridgwater Railway station. A short distance to the West is the Quantock Hills, an Area of Outstanding Natural Beauty.

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## Additional Info

For Sale  
Type: House  
Two Bathrooms  
Cloakroom  
Double Glazed & Gas Central Heating

Beds: 3  
Modern Mid-Terraced Townhouse  
Open-Plan Kitchen/Dining/Living Room  
Enclosed Rear Garden  
EPC Rating:

Baths: 2  
Three Bedrooms  
Two Reception Rooms  
Garage  
Open-Plan Kitchens

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## **FloorPlans**









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