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with
CHANIN & THOMAS

Plot 65 The Lydeard
43 Helwell Street, Watchet, Somerset, TA23 0FB

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SEA VIEWS FROM FIRST FLOOR* ALL FLOORING INCLUDED A brand new energy efficient 3 bedroom detached house with parking, large enclosed garden and garage, built to high specifications by award winning Summerfield Homes situated in Watchet close to the sea.

Price £260,000

DESCRIPTION

This is a fantastic opportunity to purchase the last remaining home at Channel View on the edge of Watchet and close to the sea. The property features all flooring included, an enclosed rear garden, two off road parking spaces, gas central heating, double glazing, sea views from the first floor, and NHBC 10 year warranty

Help To Buy:

*Did you know you could borrow up to 20% of the cost of a new build from the government?

With a help to buy Equity loan, you

would only need a 5% deposit and 75% mortgage to make up the rest, the scheme is available for first time buyers AND existing home owners. Terms and conditions apply. For more information please go to www.helptobuysw.org.uk or call 0300 100 0021

NB: * IMAGES ARE OF THIS PLOT*

All homes at Channel View are built with the environment in mind, producing significant savings for the home owner in monthly utility bills and running costs whilst lowering the impact on the local area. Summerfield Homes use traditional

craftsmanship at the heart of every development, using the latest technology with locally sourced materials and a keen focus on stylish yet comfortable homes.

SITUATION

Channel View is located on the edge of Watchet, with some properties benefiting from views across the Bristol Channel towards Wales, as well as inland views towards the Quantock hills which were the country's first designated area of outstanding natural beauty. The development is ideally located to access

the town, beach and hills.

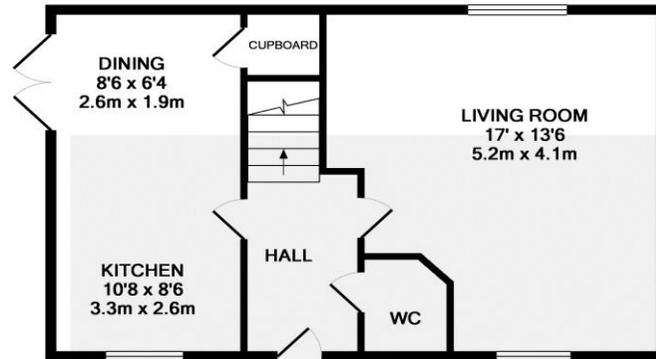
Watchet itself is an attractive harbour town with a modern marina and a range of local amenities including a railway station for the west Somerset Railway, which is open in the summer. Watchet has a range of supermarkets, shops and services including a doctor's surgery and library, also leisure facilities such as tennis courts, cricket, football and a bowling club.

Minehead, Bridgwater and Taunton all offer a great range of amenities and are within easy reach of Watchet

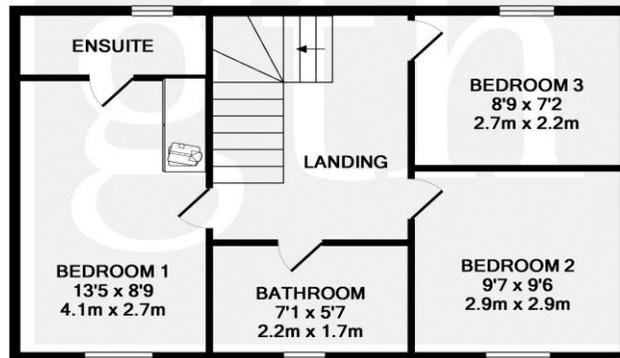


Plot 65 The Lydeard

Watchet, Somerset



GROUND FLOOR



1ST FLOOR

Measurements are approximate. Not to scale. Illustrative purposes only.
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OUTSIDE

This property has a fully enclosed rear garden, as well as two off road parking spaces and a garage.

LOCAL AUTHORITY

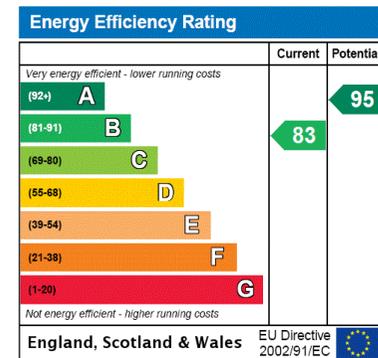
West Somerset Council

SERVICES

Mains Electricity, Gas, Drainage and Water

VIEWING

By appointment with Greenslade Taylor Hunt
Telephone 01984 632167
E-mail residential.williton@gth.net



IMPORTANT NOTICE

For clarification we wish to inform the prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, if there are important matters which are likely to affect your decision to buy, please contact us before buying the property.



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