



Durleigh Road

Bridgwater

£750,000

Ref: 32814545

Bridgwater

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1 Friar Lawn, Bridgwater, Somerset, TA6 3LL

Taunton

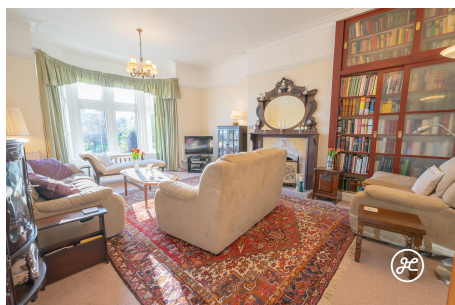
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Gallery



Property Description

Location: Bridgwater

Welcome to this magnificent late-Victorian family residence, situated within an enviable location overlooking St. Matthews Field. Occupying an elevated position on one of Bridgwater's most prestigious roads, this historic detached family home is sure to impress. Prepare to be captivated by its grandeur and charm as you step inside.

Available with the advantage of NO ONWARD CHAIN, the property boasts a spacious layout, spanning 3500 sq feet (325m²), and exudes character throughout. With five generously sized bedrooms, including an en-suite shower room, a large family bathroom, four separate reception rooms, a grand entrance hallway, and a well-maintained enclosed rear garden, this residence offers ample space for comfortable living. Additionally, there is an outbuilding, and a driveway providing ample parking.

Don't miss out on the chance to reside in one of Bridgwater's most prestigious homes. Contact Joseph Casson Estate Agency today to arrange a viewing and seize this rare opportunity. EPC RATING: D.

ACCOMMODATION

GROUND FLOOR - This important and imposing home provides extremely spacious and versatile accommodation, which briefly comprises a main entrance vestibule that leads through to a fine entrance hall with an original tessellated tiled floor and a cloakroom with WC off. The generous lounge and adjacent sitting room both feature a large window overlooking St Matthew's Field with a door from the sitting room leading to the conservatory. There is an inner hall leading to the butler's pantry and to the dining room with a rear-facing bay with French doors providing access to the garden.

From the main reception hall, there is a further side hall with a second staircase rising to the first floor and a walk-in store cupboard with a door leading to the breakfast room having an AGA, an original dresser, and a French door to the rear garden. The kitchen features a walk-in larder and a utility room, there is a further store room off the kitchen and toilet.

FIRST FLOOR - Access to the first floor is via one of two staircases, the most impressive and principal staircase has a half landing that features a delightful stained glass window, with the main landing then leading to a primary bedroom with a large bay window enjoying an open aspect over St Matthew's Field and an en-suite bathroom with separate shower cubicle. The second bedroom also enjoys the outlook. The following two bedrooms are joined and have previously served as a bedroom with a lounge off (ideal for dependant relative/teenager etc) with a French door to a good-sized balcony. The inner landing can also be accessed by the second staircase and features a family bathroom with a shower cubicle and further large bedroom, which was originally two separate rooms.

EXTERIOR - Externally, there is a good-sized rear garden which is enclosed and predominantly lawned with mature shrub & flower borders, there are multiple seating areas, and an outbuilding providing storage. To the front aspect, there is a driveway providing parking for multiple vehicles.

LOCATION - Positioned to the West of Bridgwater Town Centre on the edge of Durleigh, this sought-after residential area has local amenities including convenience store, post office and hairdressers. The location is particularly popular with families as Haygrove School, located off Durleigh Road, is one of Bridgwater's premier secondary schools.

A short distance away, Bridgwater Town Centre offers a wide range of amenities and has excellent transport links to the M5 motorway and mainline rail link. To the West is the Quantock Hills, an Area of Outstanding Natural Beauty.

Additional Info

For Sale	Beds: 5	Baths: 2
Type: House	Floor Area : 3714 sqft	Substantial Detached Family Residence
Accommodation Measuring 3500 sq feet (325m2)	Five Generously Sized Bedrooms	Two Bathrooms
Four Independant Reception Rooms	Utility Room & Two Ground Floor Toilets	Impressive Entrance Hallway
Staircase(s) & Landing	Enclosed Rear Garden with Outbuilding	Front Garden with Ample Parking
Prestigious Location Overlooking St	Matthews Field	

FloorPlans



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