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estate and letting agents

35 Holway Road, Taunton - TA1 2EZ

£260,000

35 Holway Road, Taunton

- Available with no onward chain
- Two separate reception rooms
- Kitchen & utility room
- Ground floor wc
- Principal ensuite bedroom
- Two further bedrooms
- Three piece bathroom
- Long enclosed rear garden
- Close to the town centre and good schooling

TOTAL FLOOR AREA - 104 sq.m.

TENURE - Freehold

COUNCIL TAX - Somerset Council Tax Band C. Charges payable for 2026/27 - £2,403.72

CONSTRUCTION - Traditional

SERVICES - Main services of gas, electricity, water and drainage are connected. Broadband speeds of up to 10,000mbps are available and good mobile signal across the four main networks (source: Ofcom)

EPC Energy Efficiency Rating: D











A spacious mid-terrace period house situated along the popular Holway Road, to the south-east of Taunton's bustling town centre. Offering well-proportioned accommodation, a practical layout and the benefit of an en-suite shower room to the principal bedroom, this appealing home is offered for sale with **no onward chain**, making it an excellent opportunity for buyers looking to move without the complications of an onward purchase.

The ground floor comprises an entrance hall with stairs rising to the first floor and a useful understairs utility cupboard, cloakroom/WC, bay-fronted living room, separate dining/family room and fitted kitchen, complemented by a further utility room. Upstairs, there are three bedrooms, including a principal bedroom with an en-suite shower room, together with a family bathroom fitted with a three-piece suite and shower over the bath.

Outside, the property enjoys a long, enclosed rear garden providing useful outdoor space, complete with a timber garden shed and gated rear access.

An excellent opportunity to acquire a generously proportioned period home in an established residential location, conveniently placed for access to Taunton town centre and its wide range of amenities.

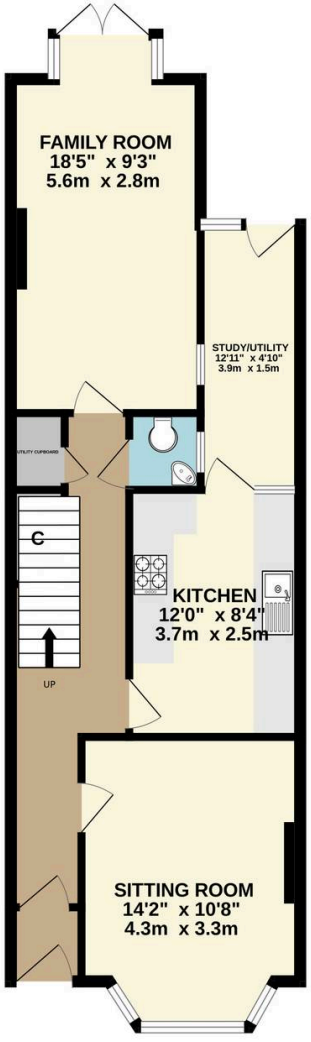
Holway Road is a popular residential location to the south-east of Taunton town centre, offering convenient access to the town's extensive range of shopping, leisure and recreational facilities. Taunton provides a variety of supermarkets, independent shops, cafés, restaurants and public amenities, alongside well-regarded educational facilities. The town also benefits from a mainline railway station with services to destinations including Bristol, Exeter and London Paddington, while the M5 motorway provides convenient connections for commuting further afield. The surrounding area offers a choice of parks, green spaces and countryside walks.



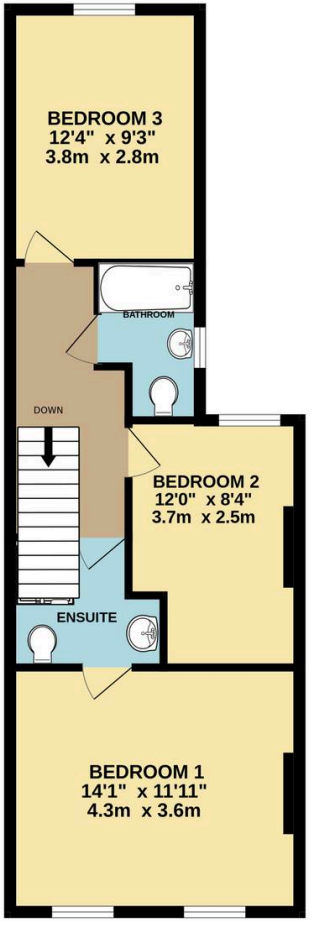




GROUND FLOOR



1ST FLOOR



TA1 2EZ

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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