

STAGS

21 Schofield Close, Bathpool, Taunton, Somerset TA2 8UZ

A well presented, modern, end of terraced property located in this popular area on the outskirts of Taunton.

Taunton Town Centre 3 Miles - M5 Junction 25 1.7 Miles

• Popular Location • Two Double Bedrooms • Parking • Garden • Available Early November • Long Term Let • Deposit: £1442 • Council Tax Band: B • Prefer No Pets • Tenant Fees Apply

£1,250 Per Calendar Month

01823 447355 | rentals.somerset@stags.co.uk

ACCOMMODATION
Front door leading to

ENTRANCE HALL
Stairs to first floor. Understairs cupboard.

CLOAKROOM
WC. Wash hand basin. Radiator.

LAUNDRY CUPBOARD
Plumbing for washing machine.

KITCHEN
Range of wall and base units. Integratred dishwasher. Stainless steel sink unit. Integrated fridge/freezer . Electric cooker and hob.

SITTING/ DINING ROOM
TV/Telephone points. Double doors to outside.

STAIRS TO FIRST FLOOR
Doors to

BEDROOM 1
Double Radiator. TV point.

BATHROOM
Bath with over. WC. Wash hand basin. Radiator.

BEDROOM 2
Double built in cupboard.

OUTSIDE
To the front of the property there is a tarmacadam driveway and parking with a path that leads to the front door and a pedestrian gate to one side.

To the rear of the property is an enclosed garden, laid mainly to lawn with shrub borders.

SERVICES
Mains gas, electricity, water and drainage. Council tax band: B.

SITUATION
The property is situated within the popular village of Monkton Heathfield, where local facilities can be found as well as the popular Monkton Heathfield school.

The county town of Taunton is approximately 3 miles away and offers an extensive range of shopping, leisure and education facilities as well as a main line railway link with fast trains to London Paddington. There is also easy access to the M5 (J25), located approximately 3 miles away.

DIRECTIONS
From Taunton Town Centre, proceed in an easterly direction along East Street/A38. At the roundabout take the 3rd exit onto Toneway/A38. At Creech Castle traffic lights turn left onto Bridgwater Road/A38. Go through Bathpool and the property can be found shortly after on the right hand side.

LETTING
The property is available to let on an assured periodic tenancy, unfurnished and is available early November. RENT: £1250 pcm exclusive of all charges. DEPOSIT: £1442 returnable at end of tenancy subject to any deductions (all deposits for a property let through Stags are held on their Client Account and administered in accordance with the Tenancy Deposit Scheme and Dispute Service). References required viewings strictly through the agents.
The Landlord would prefer no pets residing at this property.

HOLDING DEPOSIT & TENANT FEES
This is to reserve a property and set off against the first month's rent and deposit.
The Holding Deposit (equivalent of one weeks rent) will be withheld if any relevant person (including any guarantor(s)) withdraw from the tenancy, fail a Right-to Rent check, provide materially significant false information, or fail to sign their tenancy agreement (and / or Deed of Guarantee) within 15 calendar days (or other Deadline for Agreement as mutually agreed in writing). For full details of all permitted Tenant Fees payable when renting a property through Stags please refer to the Scale of Tenant Fees available on Stags website, office or on request.

TENANT PROTECTION
Stags is a member of the RICS Client Money Protection Scheme and also a member of The Property Redress Scheme. In addition, Stags is a member of ARLA Propertymark, RICS and Tenancy Deposit Scheme.

RENTERS' RIGHTS ACT
The first phase of the Renters Rights Act was implemented on the 1st May 2026.
The legislation introduced many reforms affecting how tenancies are conducted.
This includes the introduction of the month to month Assured Periodic Tenancy ending the fixed term agreement and the abolition of section 21 notices now utilising the amended Section 8 notice provisions plus other reforms.

For further information and guidance please contact our offices or visit our Renters Rights Hub at Stags.co.uk.







IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Tenants must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.

STAGS
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