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CHERRYWOOD, ORCHARD WALK, CHURCHILL, BS25 5NF

Spacious modern, detached bungalow

Rear garden with an open outlook

Generous accommodation

Sitting room

Garden room with dining and living areas

Stylish modern kitchen

3 bedrooms, including master with ensuite

Family bathroom

Integral garage and ample off street parking

Situated in the heart of Churchill village

'Outstanding' Churchill School catchment area

No onward chain

Cherrywood is a spacious detached bungalow, set at the end of a sought after cul-de-sac in the heart of Churchill village. It has a lovely open outlook to the rear and is offered to the market with the benefit of no onward chain.

The covered porch leads into the hallway, off which to the left is a handy utility room, which leads through to the integral garage. Continuing along the hallway, there are 2 bedrooms with a front aspect plus the master bedroom with ensuite facilities, which has a rear aspect.

The family bathroom is off to the right and is stylish and modern. The kitchen is well fitted with modern units and a built-in oven and hob. This opens out into the garden room which has both a dining and sitting area with a pleasant aspect over the rear garden.

The main sitting room is also accessible to the garden room and is a spacious room with attractive fireplace.





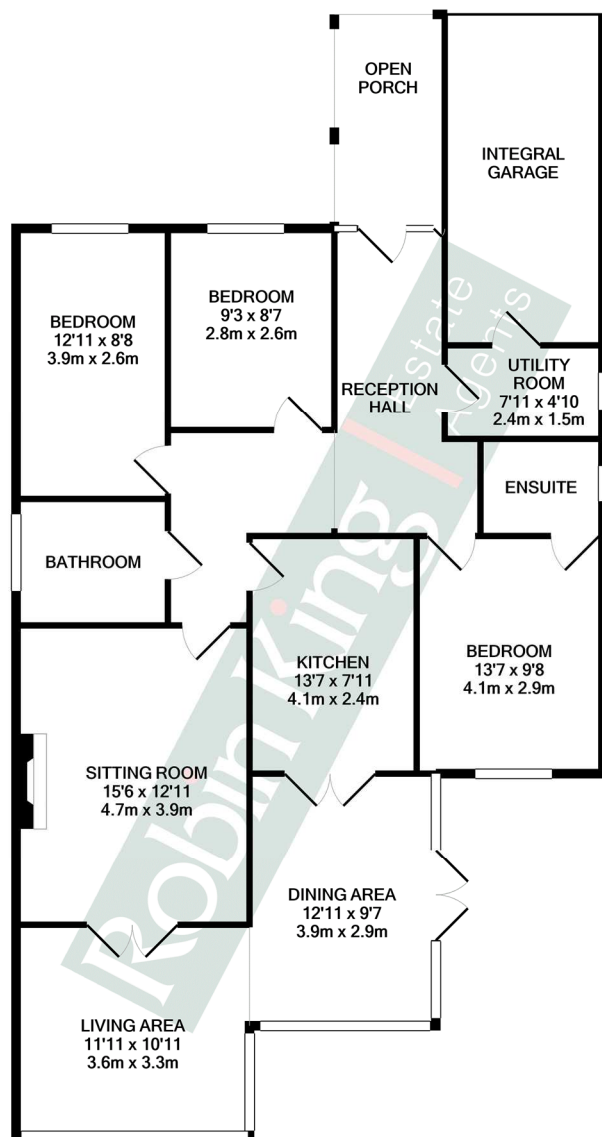
There is ample parking to the front plus an integral garage. The rear garden is enclosed and backs on to open land and has a patio and generous lawn.

Churchill offers local shopping and social facilities including a 24-hour petrol station and mini-market and the nearby villages of Congresbury and Winscombe have a more comprehensive range of shops. There is a large, modern medical practice in the village. Primary schooling is available close by and the excellent Churchill Academy and Sixth Form with its adjoining sports complex is only a short walk away. Bristol and Weston-super-Mare are within easy commuting distance with a regular bus service available and there are two M5 motorway access points, at Clevedon and St. Georges and easy access to the M32 and M4 for travelling to London. Bristol International airport is just 7 miles distant along the A38. The village of Yatton (approximately 4 miles distant) has a mainline railway station with direct services to London. The countryside around offers many activities including riding, sailing, fishing, walking and several golf courses.

Important Notice:

Whilst we endeavour to make our sales particulars accurate and reliable, we wish to inform prospective purchasers that we have not carried out any form of structural survey, nor tested the services or appliances. These particulars are for guidance only and do not form any part of an offer or contract and should not be relied upon as a statement or representation of fact. Any reference to alterations to, or use of, any part of the property is not a statement that any regulations or other consent has been obtained. These matters must be verified by the intending purchaser. Floor plans, room sizes, areas and distances are intended to be approximate only, prospective purchasers are strongly advised to check measurements. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property





TOTAL APPROX. FLOOR AREA 1347 SQ.FT. (125.1 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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DIRECTIONS – on leaving Robin King’s office in Congresbury, turn right on to the High Street and continue along the road towards Langford. Go through Congresbury, out of the village and continue to the mini roundabout, turn right, then turn right again on to the A38. Continue to the traffic lights, turn right, then take the right fork at the Clock Tower. Orchard Walk is found to the right hand side, with the bungalow towards the end on the left.

SERVICES – all mains services

ENERGY RATING – C

LOCAL AUTHORITY – North Somerset District Council – Tel 01934 888144 – Band E £2,201.04 (2020/21) * Bandings for properties altered/extended since 1st April 1993 could be subject to review.

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