



57 Poplar Road, Taunton, Somerset TA1 2SB

A exceedingly well presented three bedroom family home situated in a convenient location of Taunton.

Taunton 1.6 Miles - M5 (Junction 25) 2.3 Miles

• Cul-de-Sac Location. • Within Easy Reach to Main Travel Links. • Fully Enclosed Garden • One Allocated Parking Space. • Available Mid July. • Long Term. • Deposit: £1500. • Council Tax Band: C. • Tenant Fees Apply.

£1,300 Per Calendar Month

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

ENTRANCE HALL

4'8" x 3'10"

Front door with small hallway area with fitted coir mat, smoke alarm, mains fuse box, doorbell chime and radiator. Door leading to

DOWNSTAIRS WC

5'0" x 3'4"

With an enclosed downstairs WC with wash hand basin, radiator and storage cupboards.

LIVING ROOM

14'3" x 11'4"

Generous size living room, with double glazed UPVC windows to the front, radiator and television point.

KITCHEN/DINER

14'9" x 9'4"

A good sized light kitchen/diner with patio doors leading onto the garden, a range of kitchen worktops and cupboards, with space and plumbing for washing machine and space for a fridge freezer.

STAIRS AND LANDING

With fully fitted carpet, loft hatch, smoke alarm and fire blanket.

BEDROOM 1

14'2" x 8'4"

DOUBLE with fully fitted carpet, double glazed UPVC windows to the front and a radiator.

BEDROOM 2

9'4" x 8'5"

DOUBLE with fully fitted carpet, double glazed UPVC windows to the rear and a radiator.

BEDROOM 3

9'6" x 6'5"

SINGLE with fully fitted carpet, double glazed UPVC windows to the front, radiator and storage cupboard.

BATHROOM

6'3" x 5'7"

Family bathroom with shower over bath, low level WC and wash hand basin, double glazed UPVC window to the rear, fully fitted vinyl flooring and radiator.

OUTSIDE

To the front of the property there is one allocated parking space. At the rear, there is an enclosed garden laid mainly to lawn.

SITUATION

Taunton, a mere 10 minutes drive to the centre of town, and within easy reach of multiple bus routes and the train station. Taunton town centre has a large array of shopping, healthcare, leisure and scholastic facilities that can be found with easy reach of the property. The property is a 20- 30 minute drive to both Wellington and Bridgwater, with further shops, schools, health care centres and leisure centres. Taunton offers access via the M5 motorway at junction 25, and mainline station with regular trains to London, Bristol and Exeter from Taunton.

SERVICES

Mains Electricity, Gas, Water and Drainage.

Council tax band C.

Ofcom Predicated Mobile Coverage: O2, EE, Three and Vodafone Likely.

Ofcom Predicted Broadband Download: Standard 11 Mbps (Superfast and Ultrafast Available)

Ofcom Predicted Broadband Upload: Standard 0.5 Mbps (Superfast and Ultrafast Available)

LETTINGS (Where a pet will be considered)

The property is available to let on an assured periodic tenancy, unfurnished and is available immediately. RENT: £1300 pcm exclusive of all charges. DEPOSIT: £1500 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.

Pets may be considered at this property subject to a vetting application.

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.



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Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Potential
(92-100) A		91
(81-91) B		
(69-80) C	78	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC