STAGS



47 Popham Road

47, Popham Road, Wellington, TA21 9BQ







Wellington 1.1 miles | Taunton 6.5 miles | M5(J26) 1.8 miles

A semi detached three bedroom property with garage.

- Semi Detached
- Three Bedrooms
- Master En Suite & Family Bathroom
- Sitting Room
- Kitchen/Diner
- Front & Rear Gardens
- Garage
- No Onward Chain
- Freehold
- Council Tax Band C

Guide Price £300,000

SITUATION
The property is positioned on the outskirts of Wellington, offering a comprehensive range of shopping, recreational and educational facilities. Excellent transport links include the M5 motorway, approximately 2 miles to the east. The county town of Taunton is about 7 miles away and boasts an even greater selection of amenities together with a mainline railway station offering services to London Paddington.

DESCRIPTION
A semi-detached property located to the east of the town centre. The accommodation comprises a spacious sitting room, an open-plan kitchen/diner, and a cloakroom. On the first floor are three bedrooms, including a master with en-suite, along with a family bathroom. The property benefits from front and rear gardens, as well as a garage. Internal inspection is highly recommended.

ACCOMMODATION
From the covered porch, enter the hallway with stairs rising to the first floor. There is a cloakroom with a low-level WC and wash hand basin. The sitting room has a window to the front. The kitchen/diner offers wall and base units with work surfaces over, a built-in oven with hob and extractor above, and a sink unit with a window overlooking the garden, as well as a further door leading to the garden.

To the first floor, a landing leads to all rooms. Bedroom 1 has a window to the front and an en-suite comprising a shower cubicle, low-level WC, and pedestal wash hand basin. Bedrooms 2 and 3 both have a rear aspect. The family bathroom includes a low-level WC, pedestal wash hand basin, panelled bath, and a window to the side.

OUTSIDE
To the front, there is a driveway providing parking and a path leading to the front door. The property also benefits from a garage with rear pedestrian access to the garden. The rear garden is fully enclosed by fencing and features an area of lawn and a patio.

SERVICES
All mains services. Mobile coverage is good outdoor and variable in home with EE and O2 and good outdoor with Three and Vodafone (Ofcom). This property has the benefit from Ultrafast broadband (Ofcom). The government website shows that this property has a medium risk of yearly flooding from rivers and the sea and a high yearly chance between 2036 and 2069.

VIEWINGS
Strictly by appointment with the vendor's selling agents, Stags, Wellington Office.

DIRECTIONS
From our Wellington office, proceed along the High Street and continue onto Taunton Road. At the first roundabout, take the second exit. At the next roundabout, take the third exit onto Torres Vedras Drive. Turn left into Popham Road, where the property will be located on the right-hand side.



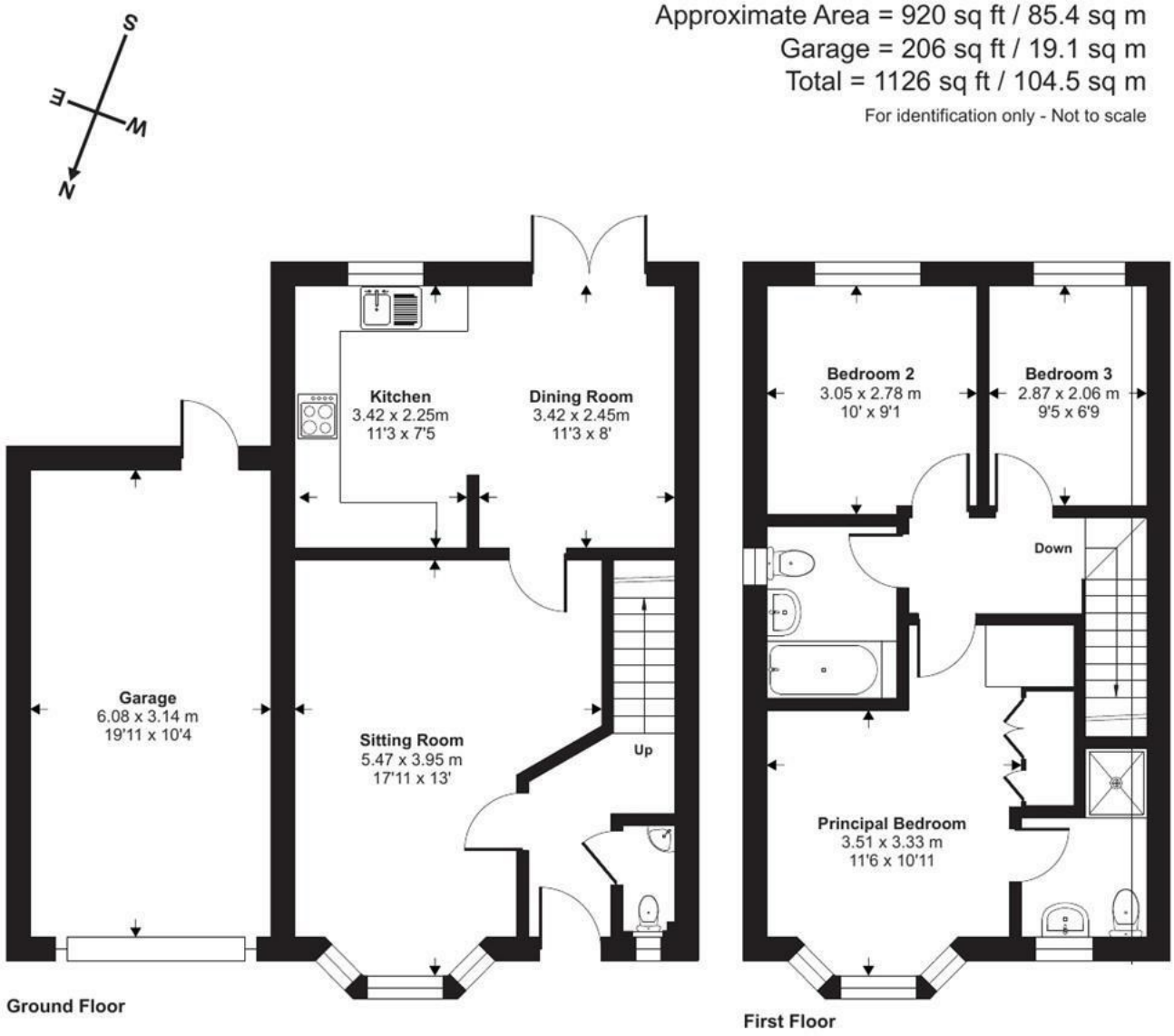






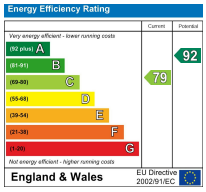


Approximate Area = 920 sq ft / 85.4 sq m
Garage = 206 sq ft / 19.1 sq m
Total = 1126 sq ft / 104.5 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2025. Produced for Stags. REF: 1385431

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. Purchasers 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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