STAGS



1 Blackdown View

1, Blackdown View, Nynehead, Wellington, Somerset TA21 0JZ







Wellington 2.2 miles | Taunton 7.3 miles

A detached three-bedroom family home situated in a sought-after village location.

- Detached property
- Three bedrooms
- Kitchen/diner
- Sitting room
- Family bathroom & En-suite
- Front & rear garden
- Garage & Off road parking
- No onward chain
- Council Tax Band D
- Freehold

Guide Price £325,000

SITUATION
Situated approximately two miles from the centre of Wellington, the property enjoys easy access to an excellent range of amenities, including independent shops, supermarkets, sports and leisure facilities, and a selection of both primary and secondary schools. The location is particularly convenient for commuters, with Junction 26 of the M5 motorway close by and Taunton's mainline railway station providing direct links to London. The surrounding area offers an abundance of countryside walks, public footpaths and bridleways, while the Blackdown, Brendon and Quantock Hills are all within easy reach, providing superb opportunities for outdoor recreation.

DESCRIPTION
A well-presented three-bedroom home situated in a popular village location, approximately two miles from the centre of Wellington. The accommodation comprises a kitchen/dining room, sitting room, three bedrooms, including a principal bedroom with en suite shower room, and a family bathroom. Externally, the property benefits from a generous wrap-around garden, garage and off-road parking. Offered to the market with no onward chain.

ACCOMMODATION
The front door opens into a entrance hall, providing access to the kitchen/dining room, sitting room and staircase rising to the first floor. The kitchen/dining room is fitted with a range of wall and base units with work surfaces over, incorporating a sink unit, with space for a washing machine, dishwasher and cooker. Situated to the rear of the property, the sitting room enjoys views over the garden and benefits from useful understairs storage, a feature fireplace and sliding doors opening onto the rear patio and garden.

On the first floor, the principal bedroom overlooks the rear garden and benefits from built-in wardrobes and an en suite shower room fitted with a shower enclosure, WC and wash hand basin. Bedrooms two and three are both double rooms positioned at the front of the property, with one housing the airing cupboard. Completing the accommodation is the family bathroom, accessed from the landing, which also provides access to the loft. The bathroom is fitted with a bath, WC and wash hand basin.

OUTSIDE
The property enjoys a generous lawned garden, complemented by a variety of mature shrubs and a small patio area, ideal for outdoor seating and entertaining. A garage, benefiting from light and power, provides both pedestrian access and an up-and-over door. In addition, the property has off-road parking.

SERVICES
Mains electric, water and drainage. Mobile coverage is good outdoor with EE, Three and Vodafone and variable outdoor with O2 (Ofcom). This property has standard broadband availability (Ofcom).

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

DIRECTIONS
From Junction 26 of the M5 motorway head towards Wellington and at the roundabout with the A38 take the second exit signposted Wellington. After approximately half a mile at the next roundabout turn right signposted Nynehead. Follow this road to the T-junction and turn right towards Nynehead. Continue for a further half a mile before turning right into Blackdown View. The property will be found immediately on the left-hand side.



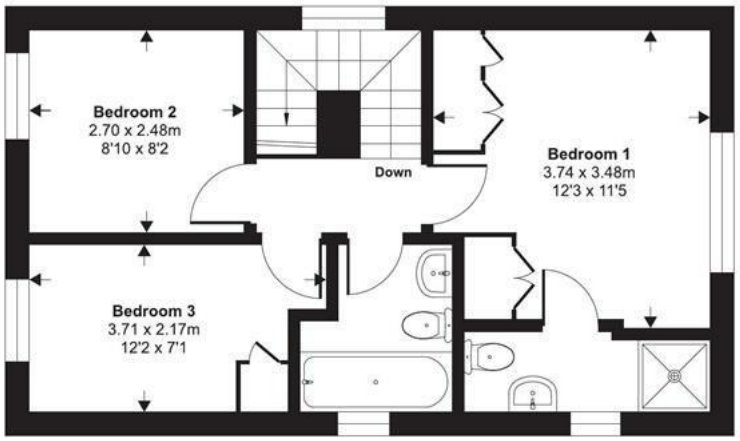




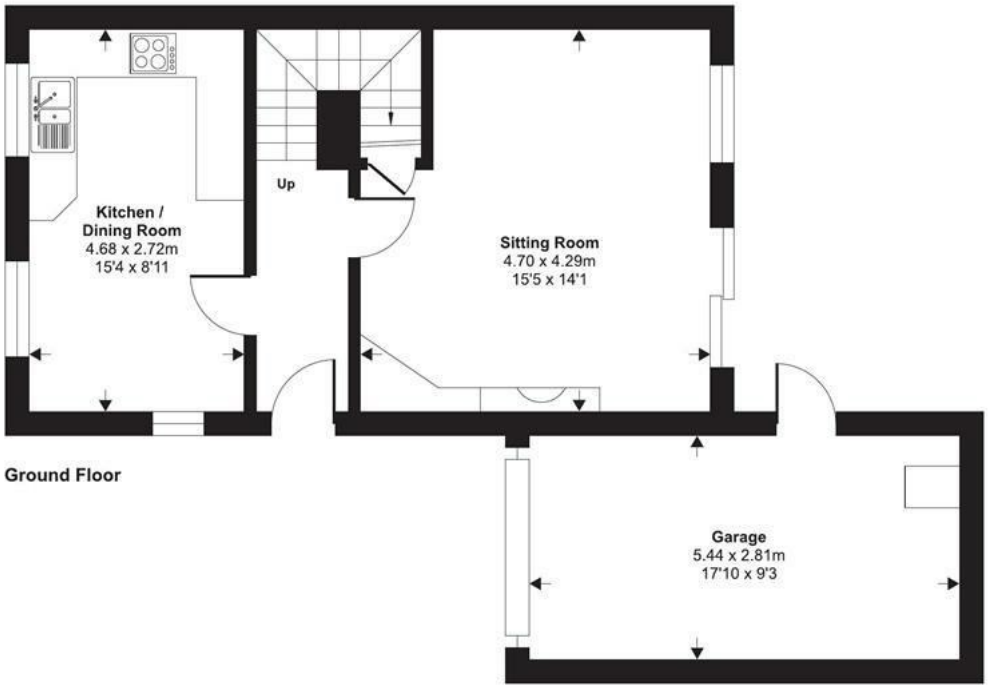




Approximate Area = 882 sq ft / 81.9 sq m
Garage = 163 sq ft / 15.1 sq m
Total = 1045 sq ft / 97 sq m
For identification only - Not to scale



First Floor

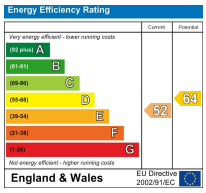


Ground Floor

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Stags. REF: 1523832

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.

STAGS



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