



**Cleeve Park, Chapel Cleeve, Minehead, TA24 6JF**

**welcome to**

**61 Cleeve Park, Chapel Cleeve, Minehead**

Positioned within this favoured wooded development in Chapel Cleeve, located less than a mile from the seafront at Blue Anchor, is this detached one bedroom chalet bungalow benefitting decked veranda to the rear, double glazing, front & rear gardens, off road parking. Viewing is a must!



### Double Glazed Front Door

Leading to

### Entrance Lobby

With wooden flooring, door to bedroom, open plan to sitting room/kitchen.

### Sitting Room/Kitchen

13' 2" x 10' 7" ( 4.01m x 3.23m )

Double glazed window to front, a range of modern fitted base and wall units, wooden worktop surfaces, inset sink unit with mixer tap, integrated electric oven, inset electric hob, space and plumbing for washing machine, space for fridge freezer, tiled splashbacks, wooden flooring, wall mounted electric radiator, double glazed patio doors leading to the decked veranda (log burner not included in the sale).

### Decked Veranda

18' 3" x 7' 4" ( 5.56m x 2.24m )

A superb seating area ideal for alfresco dining whilst enjoying views towards surrounding farmland with metal railing and steps leading to the garden.

### Bedroom

9' 2" x 8' 11" ( 2.79m x 2.72m )

Double glazed window to rear overlooking the garden, wooden flooring, door to

### Ensuite Shower Room

Double glazed window to front, a modern fitted suite comprising vanity wash hand basin with cupboard under, low level WC, shower cubicle, vinyl flooring, tiled surrounds, extractor unit, inset ceiling spotlights.

### Outside

The property benefits from off road parking located just off the road with a shared pathway leading to the front garden. The front garden is mainly gravelled with flower and shrub beds, gate to the side with pathway leading to the rear garden.

To the rear is an enclosed large garden with views over local farmland, the garden comprises laid to lawn, flower and shrub beds, decked veranda, timber summerhouse and garden shed, vegetable plot, oak tree. The garden is bordered by fencing.

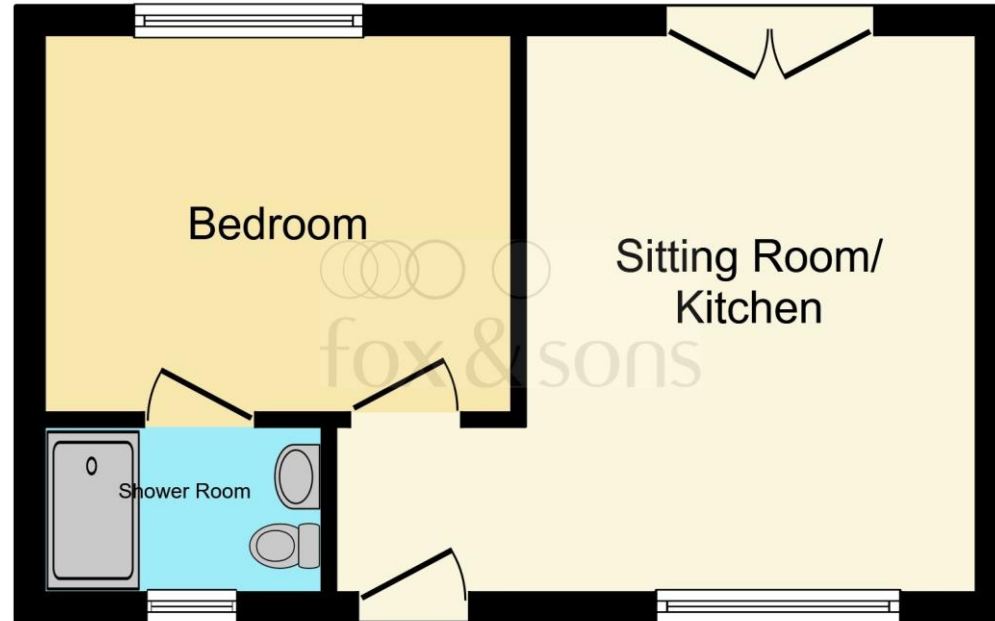
### Location

Cleeve Park is a tranquil woodland park development suitable for full time occupiers or as holiday homes and is situated approximately half a mile from the sea front at Blue Anchor, two and a half miles from the village of Carhampton and approximately seven miles from the coastal resort of Minehead with

shopping, banking and recreational facilities. The county town of Taunton is approximately nineteen miles to the east with main line rail connections and access to the motorway network via junction 25 of the M5. For those who enjoy exploring the countryside, the Exmoor, Quantock and Brendon hills and many other beauty spots are all close at hand.

### Agent Note

The current owners have applied for planning permission for a single storey extension which has been granted, for further details please visit the Somerset Planning Permission Website - Planning Application No: 3/26/26/003



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.



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## 61 Cleeve Park, Chapel Cleeve, Minehead

- Short Distance from Blue Anchor & the Bristol Channel
- Detached One Bedroom Chalet Bungalow
- Planning Permission for Single Storey Extension
- Shower Room - Double Glazing
- Large Enclosed Rear Garden - Off Road Parking

Tenure: Freehold EPC Rating: Exempt

Council Tax Band: A

# £172,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
MIH107461 - 0004

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