



Japanica Close

, BRIDGWATER, Somerset, TA6 4FE

Rental £1,200 Monthly
3 Bedroom House
Available 18 September 2026

Andrew Lees Lettings, 35 High Street, Bridgwater, Somerset, , TA6 3BG
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Situation

Situated in the sought-after Bower Manor development on the eastern side of Bridgwater, this spacious three-bedroom end-terrace home offers excellent access to Bridgwater Hospital, Junction 23 of the M5, local schools and everyday amenities, making it an ideal family home.

Externally, the property benefits from a front garden, side driveway providing off-road parking and a side access gate leading into the enclosed rear garden.

Upon entering the property, you are welcomed into the entrance hallway. To the front of the property is a bright and spacious lounge featuring a front aspect window and a useful under-stairs storage cupboard. To the rear is the kitchen/dining room, offering ample space for both cooking and dining, with a door leading directly out to the rear garden.

The enclosed rear garden enjoys a large patio seating area, lawned sections, an outside tap and a useful storage shed, creating an ideal space for outdoor entertaining and family use.

To the first floor are three bedrooms, comprising two good-sized double bedrooms and a single bedroom, which also benefits from an airing cupboard. Completing the accommodation is the family bathroom, fitted with a modern white suite including a P-shaped bath with shower over, wash hand basin and WC.

Further benefits include gas central heating and double glazing throughout.

This fantastic home is ideally suited to families or professional couples seeking a well-located property in one of Bridgwater's most popular residential areas.

EPC Rating - D
Council Tax Band - B

VIEWING TIMES: 9.30am to 4.00pm Monday to Friday.

Material Information
Construction - Traditional Build
Utilities - Electricity, gas, water and mains drainage.

Heating - Gas

Mobile telephone and broadband coverage available. To confirm the nature of the coverage and speeds, etc., please see below:
<https://www.checker.ofcom.org.uk/en-gb/mobile-coverage>
<https://www.checker.ofcom.org.uk/en-gb/broadband-coverage>

For information regarding flooding, please see below:
flood-map-for-planning.service.gov.uk/location

Planning - To view planning applications in the local area, please see below:
<https://www.somerset.gov.uk/planning-buildings-and-land/view-and-comment-on-a-planning-application/>

Fees apply;

- Holding deposit; The holding deposit of 1 weeks rent will be retained and put towards the first months' rent, subject to successful referencing. The holding deposit is non-refundable if the tenancy does not go ahead due to the tenants providing false or misleading information, pulling out or failing the right to rent check. Details will be put in writing to the tenants within 7 days of the application not proceeding.
- Late payment of rent; 3% above the Bank of England base rate which, after 14 days can be backdated to the day rent was due.
- Any alternations/variations to the tenancy agreement; £50.
- Early termination fee (with landlords consent) £510.00.
- All charges are inclusive of vat.

A property cannot be held in reserve until all relevant monies

Directions

Further Information
The deposit required is £1,384

have been paid.

- Any keys or security devices that are lost during the tenancy will be charged to the tenant.

Accommodation

All measurements are approximate.

