

Plot 1, Brent Broad Farm Brent Broad, Burnham-On-Sea, Auction Guide Price +++ £300,000



- FOR SALE BY ONLINE AUCTION
- WEDNESDAY 17TH SEPTEMBER 2025
- LEGAL PACK COMPLETE
- VIDEO TOUR NOW ONLINE
- VIEWINGS - REFER TO DETAILS
- SEPTEMBER LIVE ONLINE AUCTION
- FREEHOLD DETACHED NEW BUILD HOUSE
- REQUIRES FINISHING WORKS | NOT COMPLETE
- LARGE GARDEN | RURAL OUTLOOK
- EXTENDED 8 WEEK COMPLETION

Hollis Morgan – SEPTEMBER LIVE ONLINE AUCTION – A Freehold DETACHED NEW BUILD FAMILY HOME (1779 Sq Ft) with LARGE GARDEN and RURAL OUTLOOK | Requires FINISHING WORKS to complete the project.

Plot 1, Brent Broad Farm Brent Broad, Burnham-On-Sea, Somerset,
TA8 2PX

Accommodation

FOR SALE BY LIVE ONLINE AUCTION

ADDRESS | Plot 1 - Brent Road Farm, Brent Broad Burnham-On-Sea,
Somerset TA8 2PX | What 3 Words - ///fizzle.shudders.estimated

Lot Number 27

The Live Online Auction is on Wednesday 17th September 2025 @ 17:30
Registration Deadline is on Monday 15th September 2025 @ 16:00

The Auction will be streamed LIVE ONLINE via the Hollis Morgan website &
you can chose to bid by telephone, proxy or via your computer.
Registration is a simple online process – please visit the Hollis Morgan
auction website and click “REGISTER TO BID”

THE PROPERTY

A Freehold detached 4 bedroom new build family home (1779 Sq Ft)
occupying a generous plot in a quiet location with a charming rural outlook.
The property has spacious accommodation (1779 Sq Ft) arranged over two
floors with flexible accommodation and a double garage.

GROUND FLOOR - Entrance Hall | Reception | Open plan Kitchen Diner |
Utility | Double Garage
FIRST FLOOR - Bedroom 1 | En Suite | Bedroom 2 | Bedroom 3 | Bedroom 4
| Family Bathroom.

Sold with vacant possession.

Tenure - Freehold
Council Tax - TBC
EPC - TBC

THE OPPORTUNITY

DETACHED HOUSE | REQUIRES FINISHING WORKS

The property has been partially completed and now requires completion and
internal fit out.
We are informed the current works have been signed off and approved by
building control and have the required certification - please refer to online
legal pack for a breakdown of completed works.

LARGE GARDEN | FURTHER POTENTIAL

The large garden to the rear has planning permission for an additional
dwelling.
This scheme is no longer viable as the overall site has been portioned up in a
different format to the approved plans however there may be scope for a
large annexe, home office or outbuildings subject to gaining the necessary
consents.

LOCATION

Burnham on Sea is a popular seaside resort town with a stunning 7 miles
beach running from Burnham through Berrrow to Brean. Excellent local
facilities with shops, bank, building society, library, theatre, cinema, medical
centre and cottage hospital. There are a wealth of leisure facilities including
the indoor heated swimming pool, Burnham and Berrrow Championship Golf
Links and Burnham on Sea Leisure Centre. There are also tennis, bowls and
cricket clubs along with numerous other societies and associations. For the
commuter, the M5 motorway junction 22 is at Edithmead and the nearest
railway links can be found at the market town of Highbridge.

Floor plan



EPC Chart

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Auction Property Details Disclaimer

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Please refer to our website for further details.