



FOR SALE

Yeovil, BA21 3FU

£225,000



Full video walk - through



ORCHARDS
ESTATES

Situated in this sought after development of stunning homes in Yeovil, this beautifully presented two bedroom luxury apartment offers bright spacious rooms, en-suite shower room and two allocated parking spaces. The accommodation comprises an inviting entrance hall, spacious open plan kitchen/living/dining room, two double bedrooms, en-suite to master and a bathroom. This lovely apartment offers lots of space and light airy rooms with modern conveniences, so an early viewing is highly recommended.



£225,000



LOCATION

Yeovil is a thriving market town surrounded by beautiful countryside offering good shopping, business, cultural and leisure activities including a multi-screen cinema and adjacent ten pin bowling, public swimming pool, Nuffield Health Club, the Octagon theatre along with an excellent range of restaurants and bars. Mainline train station and excellent transport links as Yeovil is situated within easy reach of the A303, the county town of Taunton and the M5 are approximately 24 miles. Only 7 miles from the delightful Abbey town of Sherborne with its well known schools and 19 miles from Dorchester. The Dorset coast at West Bay is 20 miles distant. The cities of Exeter, Bristol, Bath and Salisbury are all within approximately 1 hours driving distance. Sporting activities include golf at Yeovil and Sherborne, fishing and dinghy sailing at Sutton Bingham Reservoir. This home benefits from easy access to local shops, town, schools and the local bus service. There are active community groups in the area.

Communal Entrance

Door to side and stairs to upper floors.

Entrance Hall

Laid to carpet, storage cupboard housing air circulation system and doors to:

Kitchen/Living/Dining Room - 23' 7" x 12' 9" (7.190m x 3.886m)

Two front aspect and three side aspect double glazed windows, laid to carpet and tiled and three radiators. Fitted kitchen comprising a range of wall and base units with Quartz worktops over, one and a half bowl sink, splash back, spot lights, integrated appliances to include induction hob with extractor over, combination microwave oven, electric oven, fridge/freezer, slimline dishwasher and washer/dryer.

Bedroom One - 14' 1" x 13' 6" (4.285m x 4.125m)

Side aspect double glazed window, laid to carpet, built in double wardrobe, radiator and door to ensuite.

En-Suite Shower Room - 7' 10" x 5' 10" (2.392m x 1.771m)

Side aspect double glazed window, tiled floor, fully tiled walls, shower cubicle, wall hung wash hand basin, wall hung WC, extractor fan and chrome heated towel rail.

Bedroom Two - 14' 1" x 10' 6" (4.296m x 3.195m)

Two front aspect and one side aspect double glazed windows, laid to carpet and radiator.

Bathroom - 7' 7" x 6' 7" (2.324m x 2.016m)

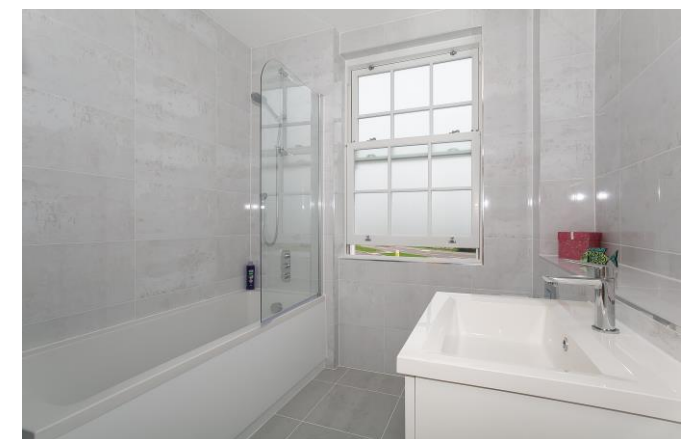
Front aspect double glazed window, tiled floor, fully tiled walls, wall hung wash hand basin, wall hung WC, extractor fan and chrome heated towel rail.

Parking

Two allocated parking spaces.

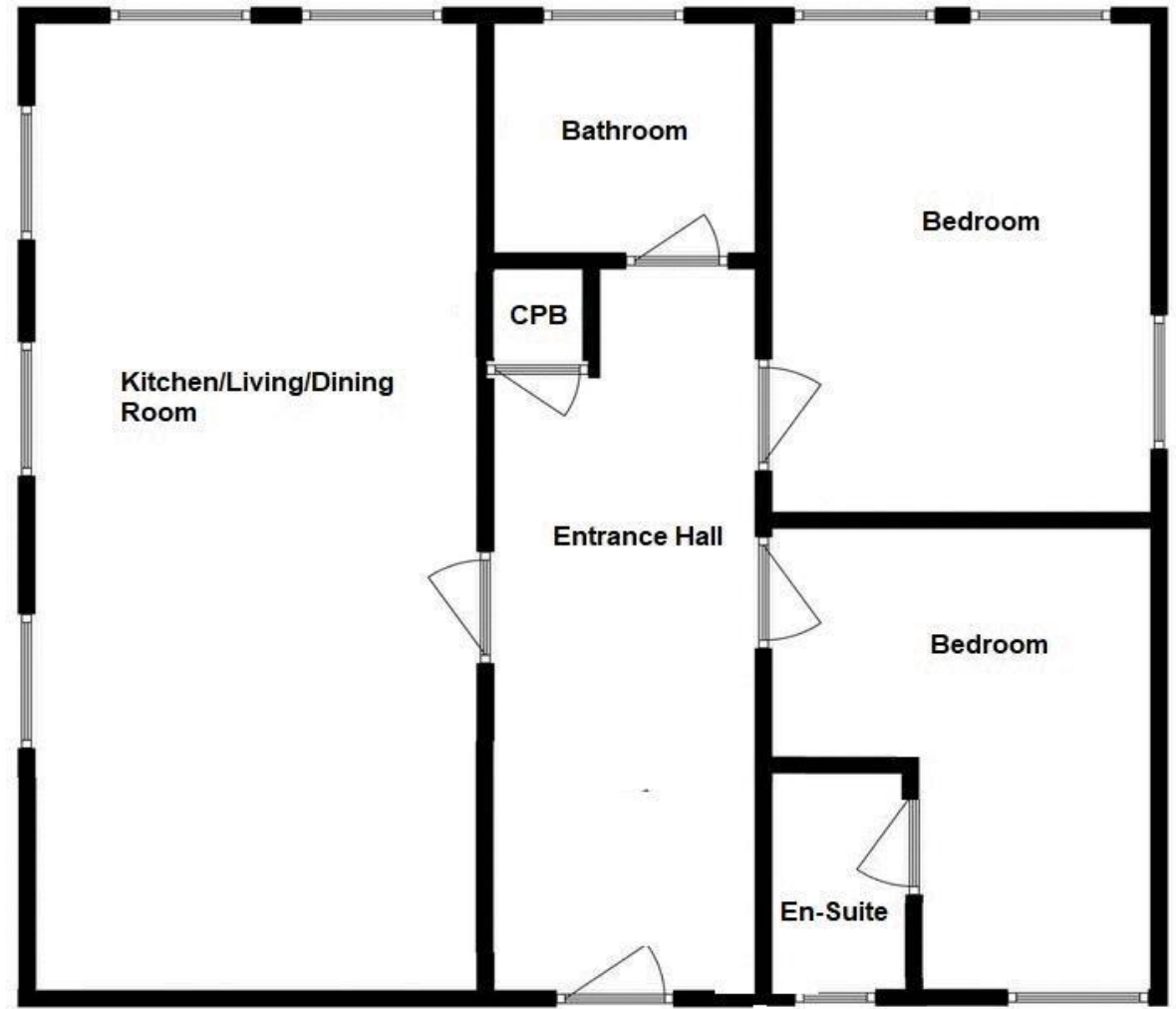
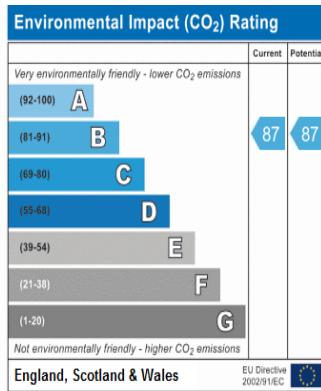
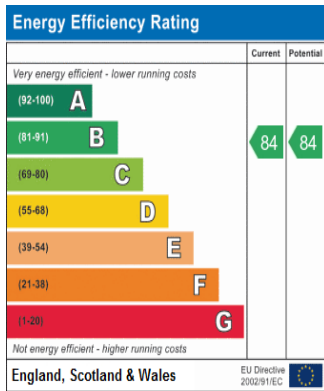
AGENTS NOTE

We have a simple goal to provide you with an exceptional level of service, combining good old fashioned values with cutting edge marketing for your home. We are passionate about the local area and are always looking for ways to support our local community. Covering Yeovil, Sherborne, Crewkerne, Martock, South Petherton, Chard and Ilminster, along with surrounding towns and villages. We offer a full range of services including Sales, Lettings, Independent Financial Advice and Conveyancing. In fact everything that you could need to help you move.



ADDITIONAL INFORMATION

The property is leasehold
 The Management charge is approximately £1200 per annum
 The council tax band is B



Directions

Proceed along Thorne Lane and at the roundabout take the exit onto Higher Eastern Hill. Turn left into Hutchings Way. Turn left again into Shortland Drive where it will lead you to the back of the building where you will find the allocated parking.

This floor plan is only for illustrative purposes and all measurements and items are approximate, no responsibility is taken for any omission. This plan is for illustrative purposes only and should be used as such any prospective purchaser.

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