



32A, Merevale Way, Yeovil, Somerset BA21 3UN

Offers Over **£190,000**

Towers Wills are pleased to welcome to market this well-presented two double bedroom coach house situated in the popular Abbey Manor area of Yeovil. The property features an entrance hall with access to the garage, a spacious open-plan lounge/diner/kitchen with skylights and modern fittings, two double bedrooms, and a contemporary family bathroom. Outside benefits include a private enclosed garden accessed via the garage and off-road parking. An ideal home for first-time buyers or investors alike.

Property Description

Situated in the highly sought-after residential area of Abbey Manor, this beautifully presented two double bedroom coach house offers modern living with bright and spacious accommodation throughout.

The property is entered via a welcoming entrance hall, featuring a double-glazed door to the front, internal access to the garage, and stairs rising to the first floor.

Upstairs, you are greeted by a spacious landing with a useful over-stairs storage cupboard, providing access to the open-plan living area, two double bedrooms, and family bathroom.

The light and airy lounge/diner/kitchen enjoys three skylights and two double-glazed windows to the front, creating a wonderfully bright and sociable space. The living area benefits from a breakfast bar opening to the modern kitchen, which is fitted with a range of contemporary wall, base, and drawer units with complementary work surfaces. Integrated appliances include a four-ring gas hob with extractor hood over and an electric oven, alongside a stainless steel sink and drainer with tiled splashbacks.

There are two well-proportioned double bedrooms — the master with a double-glazed window to the front, and the second bedroom featuring a skylight — both offering ample space for furnishings.

The family bathroom is fitted with a white suite comprising a low-level WC, pedestal wash hand basin, and bath with shower over. Further features include tiled splashback areas, heated towel rail, extractor fan, and an obscure double-glazed window to the front.

Outside, the property benefits from a private enclosed garden, accessed via an external door from the garage. The garden is mainly laid to lawn with a patio area to the rear — ideal for relaxing or entertaining — and enclosed by fencing for privacy.

Completing the accommodation is an integral garage providing parking and storage space.

This delightful coach house combines modern convenience with a bright and welcoming feel, all within easy reach of local amenities, schools, and transport links.

Key Features

- Two Double Bedroom Coach House
- Well Presented Throughout
- Open Plan Kitchen/Diner/Lounge
- Enclosed Rear Garden
- Off Road Parking & Garage

Contact Us

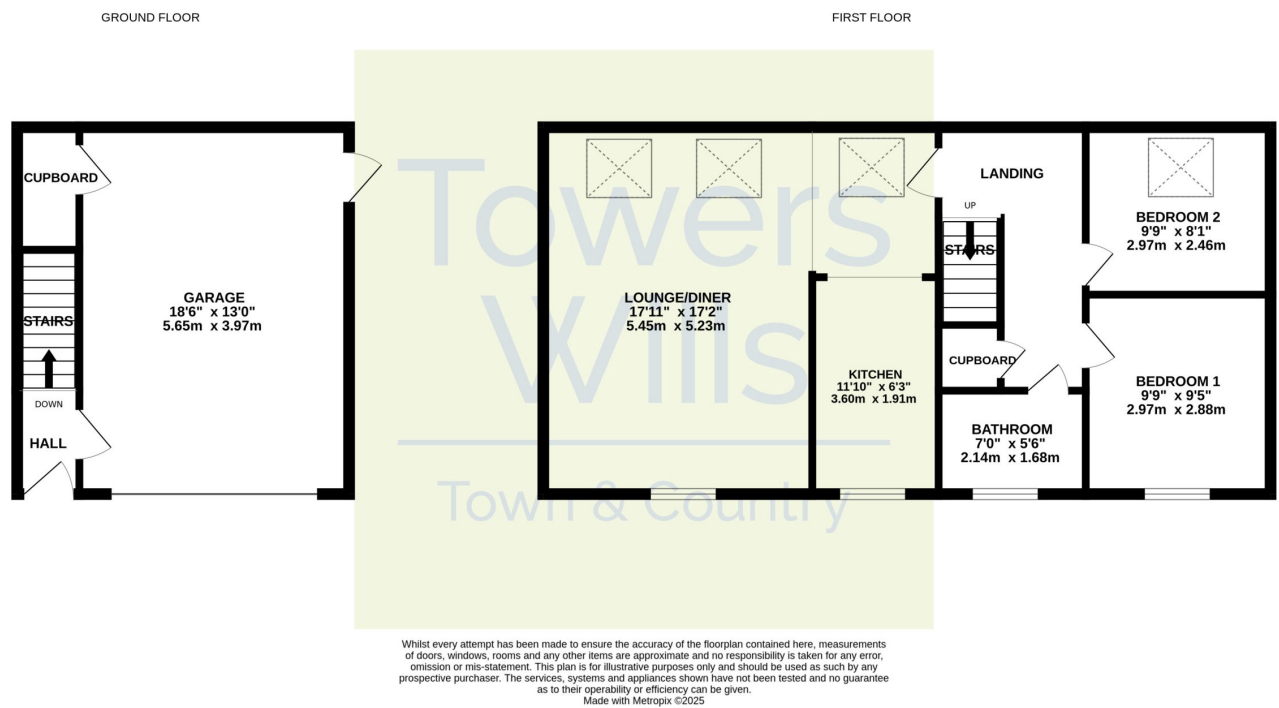
Towers Wills Estate Agents - Yeovil
114, Hendford Hill
Yeovil
Somerset
BA202RF
T: 01935 577032
E: info@towerswills.co.uk

Energy Efficiency

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	69 C	69 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Floor Plan



Please Note No tests have been undertaken of any of the services and any intending purchasers should satisfy themselves in this regard. Towers Wills Ltd for themselves and for the vendor of this property whose agents they are, give notice that, (i) these particulars do not constitute any part of an offer or contract, (ii) all statements contained within these particulars are made without responsibility on the part of Towers Wills or the vendor , (iii) whilst made in good faith, none of the statements contained within these particulars are to be relied upon as a statement of representation or fact , (iv) any intending purchaser must satisfy him/herself by inspection or otherwise as to the correctness of each of the statements contained within these particulars, (v) the vendor does not make or give either Towers Wills or any person in their employment any authority to make or give representation or warranty whatsoever in relation to this property.

Photographs / Floor Plans Photographs are reproduced for general information and it must not be inferred that any item is included for sale with this property. Please note floor plans are not to scale and are for identification purposes only. The photographs used in these particulars may have been taken with the use of a wide angle lens. If you have any queries as to the size of the accommodation or plot, please address these with the agent prior to making an appointment to view