

for sale

£400,000



Cropways Court Yeovil BA21 3FT

NO CHAIN! Connells are delighted to welcome this beautifully presented 3 bedroom semi detached home on the sought after Wyatt Homes Development. Early viewing is advised to appreciate the full extent and attention to detail.

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Entrance Door

Leading into:

Hall And Stairs

to the first floor.

Cloakroom

Fitted with wc and vanity unit, extractor fan, radiator and recess lighting.



Lounge

15' 7" x 11' 6" (4.75m x 3.51m)

Fitted with a Travertine fireplace and log burner, radiator, tv point and window with outlook to the front, double glazed doors leading into kitchen/diner.

Bespoke Kitchen/ Diner

19' 3" x 12' (5.87m x 3.66m)

Bespoke contemporary (Contour home design ltd) shaker style kitchen with soft closing doors, fitted with quartz worktops and upstands and breakfast bar. Full integral NEFF appliances including fridge freezer, dishwasher, induction hob with extractor hood over, double oven including integrated microwave oven and washing machine. Inset 1 1/2 sink/drainers unit with mixer taps. French doors leading to the rear garden and patio area. Dining area with ample space for a dining table and chairs. Sash window with outlook to the rear garden. TV point. Understairs walk in cupboard with ample storage.

First Floor Landing

2 internal cupboards with storage shelves, one housing Valiant Gas Boiler and additional one housing hot water cylinder.

Bedroom 1

15' 7" x 10' 11" (4.75m x 3.33m)

Built in triple wardrobe, sash window with outlook to the front, radiator and tv point, leading to

Ensuite

With wc, vanity unit and illuminated mirror and VADO shower cubicle, recess lighting and extractor fan and opaque sash window. Heated towel rail.

Bedroom 2

12' x 9' 5" + Wardrobe (3.66m x 2.87m + Wardrobe)

Built in Double Wardrobe, tv point, radiator and sash window with outlook to the rear garden.

Bedroom 3

10' 6" x 9' + Wardrobe (3.20m x 2.74m + Wardrobe)

Can accommodate a double bed. Built in wardrobe, tv point and sash window with outlook to rear garden.

Bathroom

Tiled with quality modern contemporary suite, white panelled VADO bath with waterfall mixer tap and shower over with side screen. Wc and vanity unit with illuminated mirror. Heated towel rail. Recess lighting, extractor fan and opaque sash window with outlook to side of property.

Rear Garden

Lawn and patio area, established with trees and shrubs, panel fencing to side and rear, security light and outdoor tap. Door leading into garage and side access to driveway.

Driveway

Off road parking for 2/3 cars.

Garage

With up over door, electric points and light

Frontage

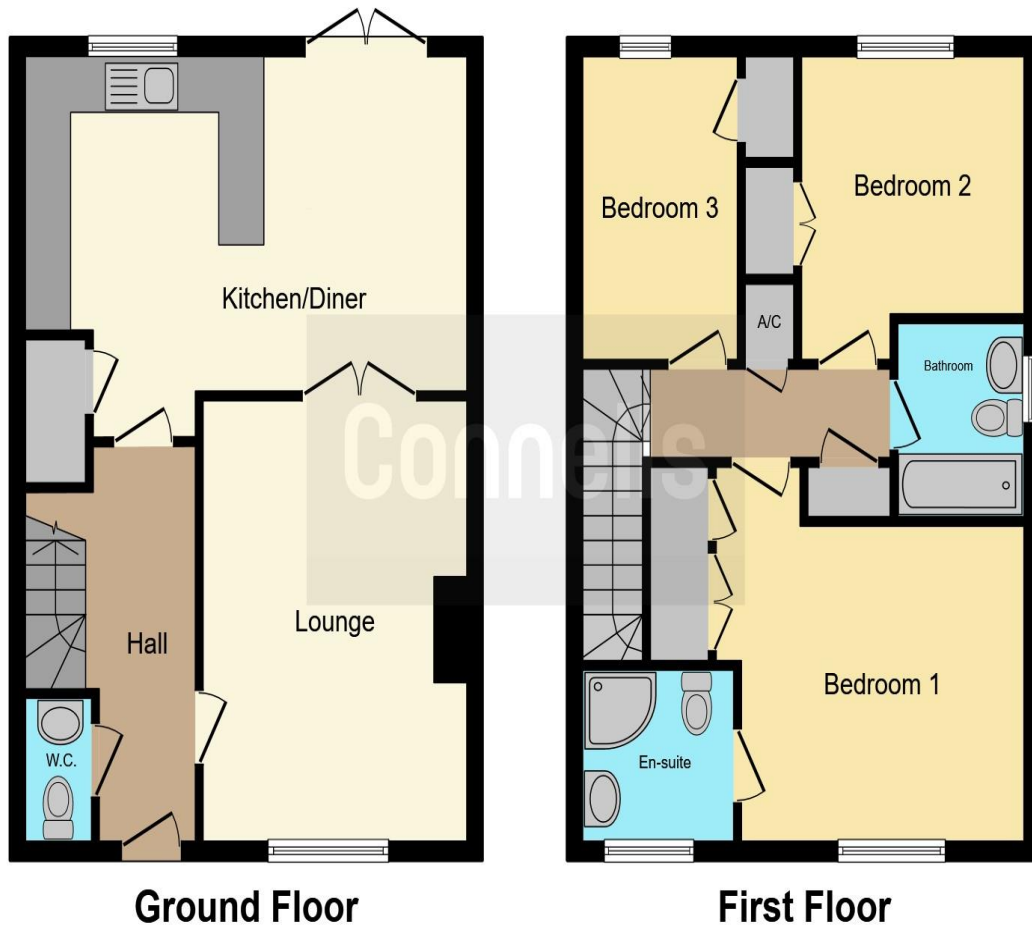
With established bushes and shrubs, exterior light.

Agents Note

The vendor has advised the New Homes Warranty has nearly 3 years remaining.







This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

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Property Ref: YOY313715 - 0008

Tenure:Freehold EPC Rating: B

Council Tax Band: D

view this property online connells.co.uk/Property/YOV313715

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