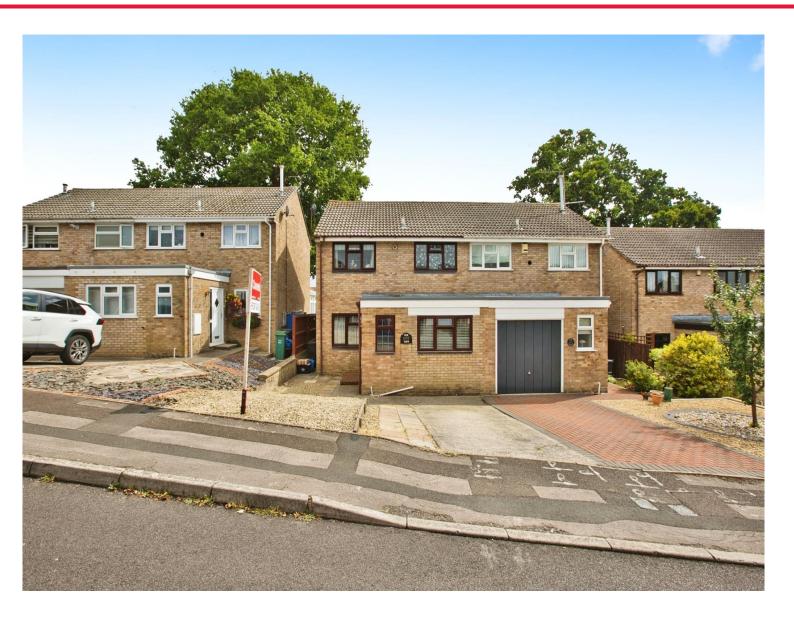
for sale

offers over

£230,000



# Wilton Road YEOVIL BA21 5XP

Connells welcome to the market this ideal 3 bedroom family home on the edge of Yeovil. Offering a wealth of living space, this home makes for the perfect first time buy or family home! With driveway parking and an enclosed rear garden. A must view!





# Wilton Road YEOVIL BA21 5XP

## **Entrance Porch**

Door to side, radiator, door to downstairs w/c.

## Cloakroom

Double glazed window to front, radiator, wash hand basin, w/c.

## **Dining Room**

15' 3" into recess x 11' 8" max (4.65m into recess x 3.56m max)

Double glazed window to front, radiator, under stair storage cupboard, door to lounge and stairs to first floor.



## Lounge

18' 6" x 9' 4" (5.64m x 2.84m)

Double glazed window to rear, radiator with double glazed doors to sun room.

#### Sun Room

17' 6" x 7' 9" (5.33m x 2.36m)

Door to rear garden, radiator and double glazed windows to side and rear.

## Landing

Radiator and loft hatch.

#### Kitchen

16' 7" x 7' 8" (5.05m x 2.34m)

Double glazed window to front, a range of wall and base units, worktops, sink and drainer, integrated double oven, electric hob, extractor fan, radiator, space for tall standing fridge/freezer, washing machine and tumble dryer.

#### **Bedroom 1**

12' 5" x 8' 2" (3.78m x 2.49m)

Double glazed window to the rear and radiator.

#### **Bedroom 2**

10' 11" x 9' 7" + door recess (3.33m x 2.92m + door recess)

Double glazed window to the rear and radiator.

### **Bedroom 3**

8' 11" x 8' 9" (2.72m x 2.67m)

Double glazed window to front and radiator.

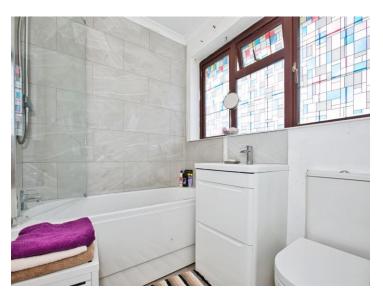
#### Bathroom

Double glazed window to the front, airing cupboard, wash hand basin/ vanity unit, w/c, heated towel radiator, bath with rainfall shower over.

## Front Garden

Low maintenance graveled area, driveway for 1 car and pathway to front door, gate access to rear garden.















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

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Property Ref: YOV313689 - 0003 Tenure:Freehold EPC Rating: C

Council Tax Band: C

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