



Connells

Bowden Road
Templecombe



Property Description

Templecombe is a village in Somerset, England, situated on the A357 road five miles south of Wincanton, 8 miles east of Sherborne, and 12 miles east of Yeovil. There is a mainline railway station on the Exeter St David's to London Waterloo line and the village also has numerous amenities including a Post Office/Newsagent, village shop and Doctor's Surgery with dispensary. The village boasts a well reputed primary school, village hall and children's play area.

Entrance Hall

UPVC door to the front and stairs leading to the first floor.

Lounge

17' 2" x 11' 2" max (5.23m x 3.40m max)

Double glazed windows to the front and rear, fireplace with an electric fire, telephone point and two night storage heaters.

Dining Room

11' 2" max x 9' 5" max (3.40m max x 2.87m max)

Double glazed window to the front, fireplace, serving hatch to the kitchen and a night storage heater.

Kitchen

14' 3" x 7' 3" max (4.34m x 2.21m max)

Double glazed windows to the side and rear, wooden single glazed door to the rear, kitchen with wall and base units, stainless steel sink and drainer, space for a fridge/freezer, electric cooker point, plumbing for a washing machine, hatch to the dining room, Dimplex wall heater and an understairs cupboard.

Landing

Double glazed window to the rear, night storage heater and access to the loft.

Bedroom One

12' 5" max x 11' 4" max (3.78m max x 3.45m max)

Double glazed window to the front, cupboard housing the hot water tank, single wardrobe, panel heater and a telephone socket.

Bedroom Two

11' 4" x 8' 4" plus door recess (3.45m x 2.54m plus door recess)
Double glazed window to the front, single wardrobe and a panel heater.

Bedroom Three

8' 5" max x 8' (2.57m max x 2.44m)
Double glazed window to the rear and a panel heater.

Bathroom

7' 11" x 4' 4" (2.41m x 1.32m)
Double glazed window to the rear, bath with mixer taps and a shower attachment, WC, wash hand basin and a Dimplex wall heater.

Front Garden

The front is laid to lawn with shared access to the front and side and paths to the front and side.

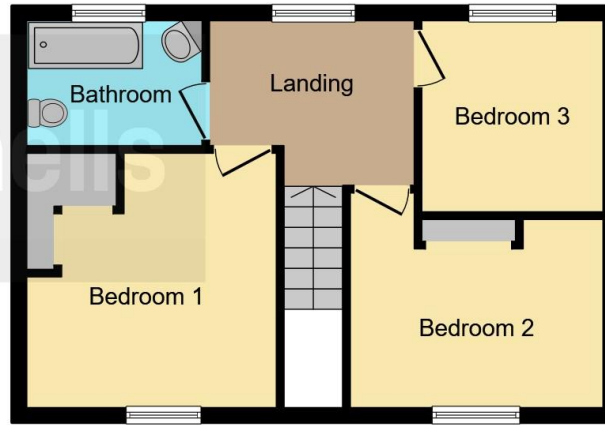
Rear Garden

Access to the front to the side, timber summer house, green house, vegetable/flower bed, patio seating area with the remainder lawn to lawn and garden tool storage.





Ground Floor



First Floor



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

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EPC Rating: D

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Tenure: Freehold



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