



Connells

The Hamlet
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.

Lounge

14' 4" x 12' 6" (4.37m x 3.81m)

Windows to the front and side, stairs to the first floor, two storage heaters, fireplace and shelving.

Kitchen / Diner

14' 5" x 14' 3" (4.39m x 4.34m)

Windows to the front and side, double doors on to the garden, fitted kitchen with wall and base units, space for a fridge freezer, integrated oven and induction hob.

Utility Room

8' 11" x 5' 3" (2.72m x 1.60m)

Window to the rear, door to the garden, wall units and plumbing for a washing machine.

Conservatory

21' 7" x 9' 8" (6.58m x 2.95m)

Cloakroom

WC and a wash hand basin.

Landing

Window to the front, storage heater and access to the loft which has a ladder.

Bedroom One

14' 5" x 12' 7" (4.39m x 3.84m)

Windows to the front and side.

Bedroom Two

14' 6" x 8' 11" (4.42m x 2.72m)

Windows to either side, built in drawers and cupboard and a storage heater.

Bedroom Three

11' x 8' (3.35m x 2.44m)

Window to the front.

Bathroom

10' 10" x 5' 9" (3.30m x 1.75m)

Window to the side, bath with a shower over, WC, wash hand basin and an auto light up mirror.

Garage

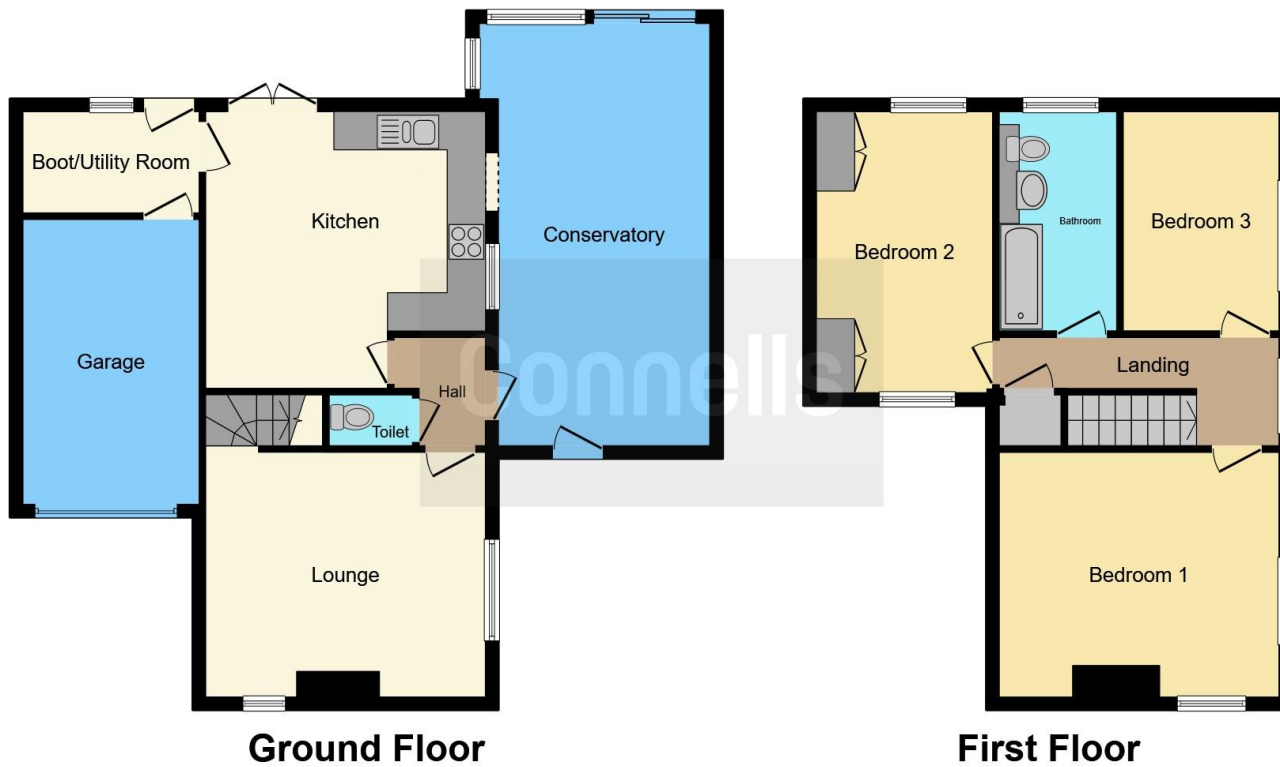
14' 8" x 9' 1" (4.47m x 2.77m)

Up and over door and built in shelving along the side.

Rear Garden

To the rear the garden is mainly laid to paved patio for ease of maintenance with seating area.





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

T 01935 812 155
E sherborne@connells.co.uk

92 Cheap Street
 SHERBORNE DT9 3BJ

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Tenure: Freehold



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