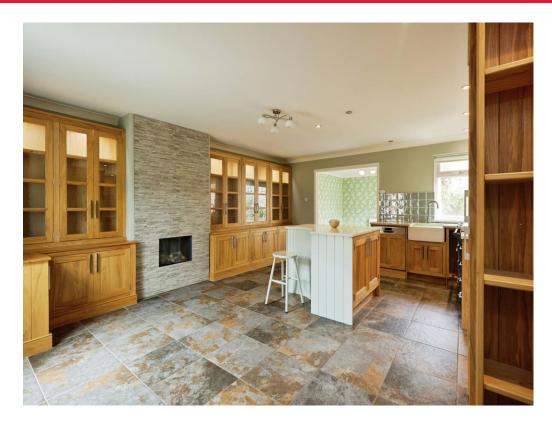


Connells

East Mill Court East Mill Lane Sherborne

# East Mill Court East Mill Lane Sherborne DT9 3DP







## **Property Description**

Set in the sought after town of Sherborne is this two bedroom semi-detached bungalow with NO ONWARD CHAIN. Spacious kitchen/dining area and separate lounge/sun room, low maintenance garden to the rear laid to patio and garage and driveway parking.

#### **Entrance Hall**

Glazed wooden door to the front, radiator and access to the loft.

### Lounge/Sun Room

12' 11" x 10' 10" ( 3.94m x 3.30m )

Double glazed patio doors to the rear and a radiator.

#### Kitchen / Diner

25' 9" max x 17' 11" max ( 7.85m max x 5.46m max )

Two double glazed windows to the side, fitted kitchen with back units with cupboards under, integrated fridge/freezer and dishwasher, belfast sink, island, built in Everhot oven, plumbing for a washing machine (washing machine can stay), tiled flooring, wall mounted cupboard housing the gas central heating boiler, upright radiator and a telephone point.

#### **Bedroom One**

15' 7" max x 9' 9" ( 4.75m max x 2.97m )

Double glazed windows to the front and side, fitted wardrobes, television aerial socket and a radiator.

## **Bedroom Two**

10' 10" x 9' 1" ( 3.30m x 2.77m )

Two double glazed windows to front, fitted wardrobes and a radiator.

#### **Bathroom**

9' 6" x 5' 7" ( 2.90m x 1.70m )

Walk in shower, WC, wash hand basin in unit, light with a shaver point, heated towel rail and an extractor fan.

# Garage

16' 1" x 7' 9" max ( 4.90m x 2.36m max ) Electric up and over door, power and lighting.

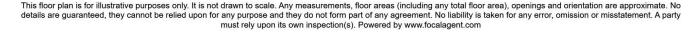
# Rear Garden

The rear garden is paved with a raised bed, outside tap and a small timber shed.









To view this property please contact Connells on

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92 Cheap Street SHERBORNE DT9 3BJ

EPC Rating: C Council Tax Band: D

view this property online connells.co.uk/Property/SHR305870





Tenure: Freehold





<sup>1.</sup> MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract.

3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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