



De Combe House, Mount Pleasant, Crewkerne TA18 7AH

welcome to

De Combe House, Mount Pleasant, Crewkerne

This beautifully presented, spacious first floor apartment offers stunning views across Crewkerne and beyond. The property offers two bedrooms and two bathrooms and is set within the former Grammar School. Set in communal gardens with two allocated parking space and close proximity of the town centre



Ground Floor

Communal Entrance Hall

Enter the building through the main front door into the communal entrance hall and take the stairs to the first floor.

First Floor

Entrance Porch

Door to entrance hall.

Entrance Hall

Cupboard. Access to loft. Fitted carpet. Telephone point. Radiator.

Living Room

17' 4" max x 13' 4" (5.28m max x 4.06m)
Front aspect single glazed window. Electric fire. Fitted carpet. TV point. Two radiators.

Dining Room

14' 10" x 13' 11" max (4.52m x 4.24m max)
Front aspect single glazed window. Fitted carpet. TV point. Radiator.

Kitchen

13' 10" max x 8' 9" max (4.22m max x 2.67m max)
Rear aspect single glazed window. Fitted with a range of base and wall units. Work surfaces incorporating a one and a half bowl stainless steel sink and drainer. Tiled splashbacks. Built-in electric double oven and hob. Integrated dishwasher. Tiled floor. Radiator.

Utility Room

8' 10" into cupboard x 4' 9" (2.69m into cupboard x 1.45m)
Space and plumbing for washing machine and tumble dryer. Two cupboards. Tiled floor.

Bedroom 1

15' 9" plus wardrobe x 15' 3" max (4.80m plus wardrobe x 4.65m max)
Two front aspect single glazed windows. Built-in wardrobe. Fitted carpet. TV point. Radiator.

Bedroom 2

18' 2" x 12' 3" (5.54m x 3.73m)
Front aspect single glazed window. Fitted wardrobes and dressing table. Fitted carpet. Radiator.

Bathroom

Rear aspect single glazed window. Fitted with a white suite comprising a panelled bath with mixer tap and shower over, wash hand basin, bidet and WC. Part tiled. Fitted carpet. Towel heater. Radiator.

Shower Room

Side aspect single glazed window. Fitted with a shower cubicle, vanity wash hand basin and WC. Part tiled. Airing cupboard. Cupboard with boiler. Tiled floor. Towel heater. Radiator.

Outside

The property benefits from attractive communal gardens which are enjoyed by all the apartments in the building, there are also two allocated parking spaces.

Agents Note

The lease is 999 years from 2 July 2007. An annual service charge of £1750.37 is payable.



Total floor area 121.1 sq.m. (1,304 sq.ft.) approx

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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welcome to

De Combe House Mount Pleasant, Crewkerne

- First Floor Apartment
- Two Bedrooms
- Two Reception Rooms
- Bathroom And Shower Room
- Views Across Crewkerne And Beyond
- Conveniently Situated For Town Centre Amenities
- Council Tax Band: D

Tenure: Leasehold EPC Rating: E

This is a Leasehold property with details as follows; Term of Lease 999 years from 02 Jul 2007. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£325,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
CRK105951 - 0005

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