



**Shackleton Road, Yeovil, BA21 5ET**

**welcome to**

**Shackleton Road, Yeovil**

A modern two bedroom ground floor apartment situated in the sought after Wyndham Park Development. The accommodation is presented in excellent decorative order throughout and offers a wealth of natural light. Ideal first time buy/investment opportunity.





### Communal Entrance

Secure entry system. Stairs rising to all floors.

### Apartment Entrance

Secure entry system. Airing cupboard. Radiator. Doors opening into:

### Fitted Kitchen

9' 7" x 6' 1" ( 2.92m x 1.85m )

Double glazed window to the rear. A range of fitted wall, base and drawer units with work surface over. Single bowl stainless steel sink and drainer with mixer tap. Integrated gas hob with cooker hood over, stainless steel splashback and electric oven below. Plumbing for washing machine and dishwasher. Space for fridge/freezer. Wall mounted boiler.

### Lounge

14' 6" x 11' 6" ( 4.42m x 3.51m )

Double glazed window to the front. Aerial point. Space for dining table and chairs. Radiator.

### Bedroom One

13' 1" x 9' 1" ( 3.99m x 2.77m )

A lovely light room with double glazed patio doors to the front opening to the balcony. Currently used as a home office. Radiator.

### Bedroom Two

12' 6" x 10' 1" ( 3.81m x 3.07m )

Double glazed window to the rear. Radiator.

### Bathroom

Double glazed window to the rear. Suite comprising enclosed bath with shower over and side screen. Wash hand basin. WC. Towel radiator.

### Parking

There is one allocated parking space.

### Location

Wyndham Park has a great community which has its own association/hub that offers fantastic support and activities for adults and children. The Primary School (Primrose Lane) has recently received an 'Outstanding' Ofsted Grading. Play parks and countryside walks can also be enjoyed from this location.



Total floor area 57.0 m<sup>2</sup> (613 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](http://www.focalagent.com)



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## Shackleton Road, Yeovil

- Ground Floor Apartment
- Two Double Bedrooms with Balcony to Master
- Allocated Parking Space
- NO ONWARD CHAIN
- Sought After Location

Tenure: Leasehold EPC Rating: C

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Apr 2015. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £150,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
YEO107868 - 0002

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