



**Pegasus Court, South Street, Yeovil, BA20 1ND**



**welcome to**

**Pegasus Court, South Street, Yeovil**

A two bedroom retirement apartment conveniently located in Yeovil Town Centre and boasts direct access to a private patio area and communal grounds. This spacious apartment has been recently refurbished to a high standard throughout and boasts a wealth of space and natural light.





### Communal Entrance

Secure door with intercom entrance. Stairs and lift rising to all floors.

### Apartment Entrance

Large storage cupboard. Panel heater.

### Lounge

18' 11" x 10' 5" ( 5.77m x 3.17m )

A lovely light and airy room with double glazed door to the rear, opening to a private patio area and communal garden. Double glazed windows to the rear, either side of the door. Space for dining table and chairs. Aerial and telephone points. Wall light points. Electric heater. Opening into:

### Fitted Kitchen

7' 9" x 6' 6" ( 2.36m x 1.98m )

A range of recently fitted wall, base and drawer units with work surface over, complementary tiled surround and under unit lighting. Single bowl stainless steel sink and drainer with mixer tap. Integrated electric hob with cooker hood over, feature glass splashback and electric oven below. Space for fridge/freezer.

### Bedroom One

17' 1" x 9' ( 5.21m x 2.74m )

Double glazed window to the rear, overlooking the communal gardens. Built in wardrobe. Space for free standing furniture. Electric heater.

### Bedroom Two

12' 9" max x 8' 10" ( 3.89m max x 2.69m )

Double glazed window to the rear, overlooking the communal gardens. Space for free standing furniture. Electric heater.

### Shower Room

A recently refurbished shower room with the suite comprising a double walk in shower cubicle with electric shower. Wash hand basin and WC inset to vanity unit. Inset spotlights to the ceiling. Extractor fan. Heater towel rail.

### Communal Facilities

The apartment allows the use of the communal grounds, lounge with library, laundry facilities and ample storage on all floors. On the ground floor is an additional room for mobility scooters with charging points. There is a full time house manager on site and within the apartment, there are careline alarms and emergency pull cords in all rooms, including the guest suite.

### Parking

There is a secure gated communal parking area.

### Agent Note

The current owner has completely refurbished the apartment to include new flooring throughout, new electric heaters, new kitchen, new shower room and complete redecoration.



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)



**view this property online** [fox-and-sons.co.uk/Property/YEO107728](http://fox-and-sons.co.uk/Property/YEO107728)





**welcome to**

## **Pegasus Court, South Street, Yeovil**

- Spacious Retirement Apartment
- Two Double Bedrooms
- Recently Refurbished Throughout
- Personal Access to Private Patio & Communal Gardens
- Convenient Location

Tenure: Leasehold EPC Rating: C

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

# £175,000



Please note the marker reflects the postcode not the actual property

**view this property online** [fox-and-sons.co.uk/Property/YEO107728](https://fox-and-sons.co.uk/Property/YEO107728)



Property Ref:  
YEO107728 - 0002

1. 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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Fox & Sons is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

  
**fox & sons**



**01935 412100**



[Yeovil@fox-and-sons.co.uk](mailto:Yeovil@fox-and-sons.co.uk)



14 Princes Street, YEOVIL, Somerset, BA20 1EW



**[fox-and-sons.co.uk](https://fox-and-sons.co.uk)**