



Percy Road, YEOVIL, BA21 5AJ

welcome to

Percy Road, YEOVIL

A recently refurbished three bedroom family home, situated within a popular residential area of Yeovil and close to many local amenities. The accommodation is presented in immaculate decorative order and boasts a wealth of space and natural light throughout.



Entrance

Double glazed door to the front, opening into:

Entrance Hall

Stairs rising to the first floor. Inset spotlights to the ceiling. Radiator. Door opening into:

Lounge

11' 9" x 9' 9" (3.58m x 2.97m)

Double glazed bay window to the front. Aerial point. Radiator.

Dining Room

14' 7" x 12' 2" (4.45m x 3.71m)

A lovely open and light room with double glazed French doors to the rear opening into the utility. Space for dining table and chairs. Aerial point. Inset spotlights to the ceiling. Two radiator. Opening into:

Fitted Kitchen

11' 9" x 7' 8" (3.58m x 2.34m)

Double glazed window to the side. A range of modern fitted wall, base and drawer units with work surface over, under unit lighting and complementary tiled surround. One and a half bowl sink and drainer with mixer tap. Integrated ceramic hob with cooker hood over and electric oven below. Further integrated appliances to include dishwasher and fridge/freezer. Pantry cupboard. inset spotlights to the ceiling. Radiator. Door opening into:

Bathroom

Two double glazed windows to the rear. Recently fitted suite comprising free standing roll top bath with mixer tap and shower attachment, enclosed walk in shower cubicle, wash hand basin inset to vanity unit and WC. Inset spotlights to the ceiling. Radiator. Towel radiator.

Utility

20' 7" x 6' 2" (6.27m x 1.88m)

Double glazed windows to the side and rear. A range of fitted base units with work surface over and complementary tiled surround. Plumbing for washing machine and tumble dryer. Storage cupboard. Double glazed door to the rear opening to the garden.

First Floor Landing

Access to the loft space. Doors opening into:

Bedroom One

13' 10" x 10' 10" (4.22m x 3.30m)

Two double glazed windows to the front. Built in wardrobe. Space for free standing furniture. Inset spotlights to the ceiling. Radiator. Door opening into:

En Suite

Suite comprising enclosed walk in shower cubicle, wash hand basin inset to vanity unit and WC. Inset spotlights to the ceiling. Towel radiator.

Bedroom Two

12' x 9' 5" (3.66m x 2.87m)

Double glazed window to the rear overlooking the garden. Space for free standing furniture. Radiator.

Bedroom Three

11' 10" x 7' 5" (3.61m x 2.26m)

Double glazed window to the rear overlooking the garden. Space for free standing furniture. Radiator.

Rear Garden

A fully enclosed rear garden, laid mainly to lawn with a raised, paved patio area, abutting the property, providing an ideal seating/entertaining area to enjoy the summer sunshine. Outside light and tap. Garden shed.



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

Percy Road, YEOVIL

- Recently Refurbished Terrace Family Home
- Three Bedrooms with En Suite to Master
- Immaculate Decorative Order
- Spacious Accommodation
- Enclosed Garden

Tenure: Freehold EPC Rating: D

Council Tax Band: B

offers in excess of

£220,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
YEO108511 - 0004

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