



St. Marys Crescent, Yeovil, BA21 5RP

welcome to

St. Marys Crescent, Yeovil

A three bedroom family home, situated within a popular residential area of Yeovil ad close to many local amenities. The accommodation is presented in excellent decorative order and boast 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. Radiator. Door opening into:

Lounge/ Dining Room

21' 9" x 11' 9" (6.63m x 3.58m)

Double glazed window to the front. Feature contemporary fireplace. Aerial point. Understairs storage cupboard. Space for dining table and chairs. Radiator. Double glazed patio doors to the rear opening to the conservatory. Opening into:

Fitted Kitchen

8' 8" x 7' 10" (2.64m x 2.39m)

Double glazed window to the rear. A range of fitted wall, base and drawer units with work surface over ad complementary tiled surround. One and a half bowl stainless steel sink and drainer with mixer tap. Integrated electric hob with cooker hood over and electric oven below. Further integrated appliances to include dishwasher and fridge/freezer. Tiled floor.

Conservatory

13' 9" x 8' 5" (4.19m x 2.57m)

A perfect additional room with double glazed windows to the rear and sides. Plumbing for washing machine and space for tumble dryer. Tiled floor. Double glazed French doors to the rear opening to the garden.

First Floor Landing

Access to the loft space.

Bedroom One

12' 8" x 7' 9" (3.86m x 2.36m)

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

Bedroom Two

14' 5" x 9' 9" (4.39m x 2.97m)

Double glazed window to the front. A range of fitted wardrobes and cupboards. Radiator.

Bedroom Three

9' 9" x 6' 8" (2.97m x 2.03m)

Double glazed window to the front. Overstairs storage cupboard with hanging rail. Radiator.

Bathroom

Double glazed window to the rear. Suite comprising enclosed bath with mixer tap and shower attachment, wash hand basin and WC. Fully tiled. Towel radiator.

Garage

The larger than average single garage is situated in a block to the rear of the property with metal electric door to the front.

Front Garden

Access via a hardstanding driveway with parking for two vehicles.

Rear Garden

A fully enclosed rear garden, laid mainly to lawn with a paved patio area abutting the property and providing an ideal seating area to enjoy the summer sunshine. To the foot of the garden is a shingle area with wooden pergola over. Gated rear access leading to the garage.



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

St. Marys Crescent, Yeovil

- Family Home
- Three Bedrooms
- Spacious Lounge/Dining Room
- Conservatory
- Garage & Driveway Parking

Tenure: Freehold EPC Rating: C
Council Tax Band: B

£240,000



Please note the marker reflects the
postcode not the actual property

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