









# welcome to

# **Tintern, Yeovil**

A three bedroom detached bungalow offered for sale with the benefit of NO ONWARD CHAIN! Offering a double garage and driveway this bungalow is ideally situated within the popular Abbey Manor Development. A MUST VIEW!!













#### **Entrance Hall**

Double glazed door to front. Loft access. Dors to all rooms.

#### Kitchen

11' 5" x 8' 2" ( 3.48m x 2.49m )

Fitted with a range of base and wall units and worktops incorporating a 1 and a half stainless steel sink and drainer. Eye level double oven. Electric hob. Space for dishwasher, washing machine and fridge/freezer. Double glazed window to front.

## Lounge/Diner

19' 11" max x 17' 3" max ( 6.07m max x 5.26m max )
A large L Shaped lounge/diner with double glazed patio to front, double glazed window to rear and double glazed French doors to conservatory. Electric fireplace. Radiator,

### Conservatory

11' 2" x 10' 2" ( 3.40m x 3.10m )

Lovely & light UPVC conservatory with windows to front, rear and side. Double glazed door to front. Radiator.

#### **Bedroom 1**

13' 2" plus wardrobe x 9' 6" (4.01m plus wardrobe x2.90m) Rear aspect double glazed window. Two built in wardrobes. Radiator.

#### **Bedroom 2**

11' 5" x 9' 1" ( 3.48m x 2.77m ) Front aspect double glazed window. Radiator.

#### **Bedroom 3**

9' 3" x 9' 1" ( 2.82m x 2.77m ) Rear aspect double glazed window. Radiator.

#### **Shower Room**

Fitted with a suite comprising a shower cubicle, vanity wash hand basin & WC. Two towel radiators. Shaver point. Fully tiled.

#### Cloakroom

Fitted with a suite comprising a vanity wash hand basin and WC. Radiator.

#### **Outside**

To the front, the property benefits from a driveway leading to the double garage and a low maintentance block paved area, a patch of lawn and flower borders whilst to the rear of the garden there is a patio area, stone chipped which has been landscaped to a high standard.



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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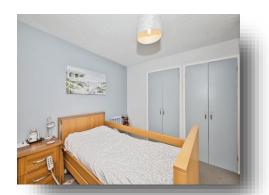
# **Tintern, Yeovil**

- Detached Bungalow
- Three Bedrooms
- Double Garage & Driveway
- NO ONWARD CHAIN!
- Popular Residential Development

Tenure: Freehold EPC Rating: D

Council Tax Band: D

# £350,000









Please note the marker reflects the postcode not the actual property

## view this property online fox-and-sons.co.uk/Property/YEO108580



Property Ref: YEO108580 - 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.



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