



Ilchester Road, Yeovil, BA21 3BQ

welcome to

Ilchester Road, Yeovil

A recently extended three bedroom semi detached home, offered for sale with no onward chain, situated in a desirable part of Yeovil, within close proximity to many amenities. The accommodation is presented in immaculate decorative order throughout boasting a wealth of space & natural light.



Entrance

Double glazed door to the front, opening into:

Entrance Porch

Double glazed window to the front. Opening into:

Entrance Hall

Stairs rising to the first floor with understairs storage cupboard. Telephone point. Radiator.

Fitted Kitchen

12' 2" x 11' 6" (3.71m x 3.51m)
Double glazed bay window to the front. A range of recently fitted wall, base and drawer units with quartz work surface over and complementary splashback. Under unit lighting. Double sink with mixer tap. Fitted central island with quartz work surface over and space for chairs below. Integrated Samsung induction hob with cooker hood over and fan oven below. Further integrated appliances include dishwasher and larder fridge and freezer. Pantry cupboard. Radiator and plinth heater.

Sitting Room

18' 8" max x 12' max (5.69m max x 3.66m max)
Double glazed window to the side. Built in bar area with base units, quartz work surface over and sink. Space for fridge. Space for dining table and chairs. Downlights. Two radiators. Opening into:

Lounge/ Diner

15' 11" x 11' 11" (4.85m x 3.63m)
A beautiful open and light room with double glazed bi folding doors to the rear opening to the garden. Double glazed skylight window. Aerial point. Door opening into the garage. Inset spotlights to the ceiling. Radiator.

Bathroom

Double glazed window to the side. Recently fitted suite comprising enclosed spa bath with mixer tap and shower over. 'His & Hers' vanity wash hand basins with light up touchless mirror storage cabinets and vent. WC. Towel radiator.

First Floor Landing

Double glazed window to the front. Access to the loft space. Radiator.

Bedroom One

12' 4" into wardrobe x 11' 5" (3.76m into wardrobe x 3.48m)
Double glazed window to the front. A range of fitted wardrobes. Radiator.

Bedroom Two

11' 11" max x 9' 1" max (3.63m max x 2.77m max)
Double glazed window to the rear overlooking the garden. Radiator.

Bedroom Three

8' 10" max x 8' 4" max (2.69m max x 2.54m max)
Double glazed window to the rear overlooking the garden. Built in wardrobe. Radiator.

Shower Room

Double glazed window to the side. Suite comprising shower cubicle with electric shower. Wash hand basin. WC. Radiator.

Garage

25' 9" x 8' 2" (7.85m x 2.49m)
Double glazed double doors to the front. Double glazed door to the side. Power, light, plumbing and fully insulated. Central heating combination boiler.

Office

15' 9" x 8' 2" (4.80m x 2.49m)
Double glazed window to the rear. Double glazed doors opening to the garden. Double glazed door opening to the garage. Feature pitched roof. Power and light. Ideal for home working or playroom.

Front Garden

Access via a hardstanding driveway providing off road parking for several cars and leading to the garage. The garden is laid to lawn with steps rising to the front entrance. Outside tap and power points.

Rear Garden

A fully enclosed rear garden laid mainly to lawn with a paved patio area abutting the property, providing an ideal seating area to enjoy the summer sunshine. A path continues to the foot of the garden with greenhouse and vegetable plot. Outside tap and power points



Total floor area 141.3 m² (1,521 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.propertybox.io



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welcome to

Ilchester Road, Yeovil

- Recently Extended Semi Detached Family Home
- Three Double Bedrooms
- Bathroom & Shower Rooms
- Garage & Outside Office
- Driveway Parking

Tenure: Freehold EPC Rating: D

Council Tax Band: D

£330,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
YEO108774 - 0002

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fox & sons



01935 412100



Yeovil@fox-and-sons.co.uk



14 Princes Street, YEOVIL, Somerset, BA20 1EW



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