

Symonds
& Sampson



101 Southway Drive

Yeovil, Somerset

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Yeovil
Somerset
BA21 3EB



- Sensational Property
- Beautifully Modernised
- Desirable Cul De Sac
- Gardens & Parking
- Viewing Essential
- Rare Opportunity

Guide Price £575,000

Freehold

Yeovil Sales
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THE DWELLING

A beautifully presented and extremely well modernised executive detached property, which has gas central heating, coved ceilings, uPVC double glazing, attractive extensive engineered oak on the ground floor and also benefits from underfloor heating in the sitting room and conservatory.

ACCOMMODATION

A pillared storm porch has a part-glazed entrance door leading to the reception hall, which is a good size with a staircase rising to the first floor, whilst off here is a cloakroom with extensive wall tiling and a white suite.

The sitting room is a good size, having an aspect over the front of the property and a central feature woodburner and hearth. Double-glazed patio doors lead to the sun lounge which is of uPVC double-glazed construction.

The kitchen has a range of timber-effect worktops with cream doors and stainless steel door furniture. There is a comprehensive range of base units with drawers and cupboards, as well as underlit wall cupboards. There is a seven-ring range whilst a wide archway leads to the dining room with double glazed French doors also leading to the sun lounge.

Finally, on the ground floor, our clients have converted the double garage into further accommodation, whilst currently used as a bedroom, it could also be used as a study, games room, etc. and has fitted wardrobes.

On the first floor is a large galleried landing with a hatch to the roof space, airing cupboard and storage cupboard. There are five double bedrooms, four of which have fitted wardrobes, an ensuite shower room to the master and a good size family bathroom with a white suite and double shower cubicle.





OUTSIDE

To the front of the property is an area of lawn and parking for 2-3 vehicles, plus plenty of on-road parking, whilst an up-and-over door leads to a storage area/workshop.

To the rear of the property, the gardens are pleasant, laid to lawn with extensive decked areas, raised beds, and borders, and enclosed by lap panel fencing.

SITUATION

Yeovil offers a wide range of excellent shopping, business and cultural facilities; there are many supermarkets, schools from primary through to secondary and Yeovil

College within easy reach. Regular bus services run within the town, also serving nearby villages and neighbouring towns. Two mainline railway stations will be found at Yeovil Junction and Yeovil Penn Mill, and good road links to the A30, A303 and A37 are all close by. The M5 junction 25 is approximately 20 miles away, and the South Coast is approximately 25 miles.

DIRECTIONS

What 3 words: ///mole.oils.shells

SERVICES

Mains water, gas, electricity and drainage. Gas-fired central heating. Underfloor heating in the sitting room and

conservatory.

Broadband - Ultrafast broadband is available.
Mobile signal/coverage - Available both indoors and outside
(Information from Ofcom <https://www.ofcom.org.uk>)

MATERIAL INFORMATION

Please be aware that although there is a double garage image in our main photograph, this has been converted into further living accommodation.

Council Tax Band: F

Flood Risk: Very Low



Southway Drive, Yeovil

Approximate Area = 2206 sq ft / 204.9 sq m

Limited Use Area(s) = 26 sq ft / 2.4 sq m

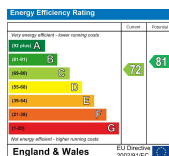
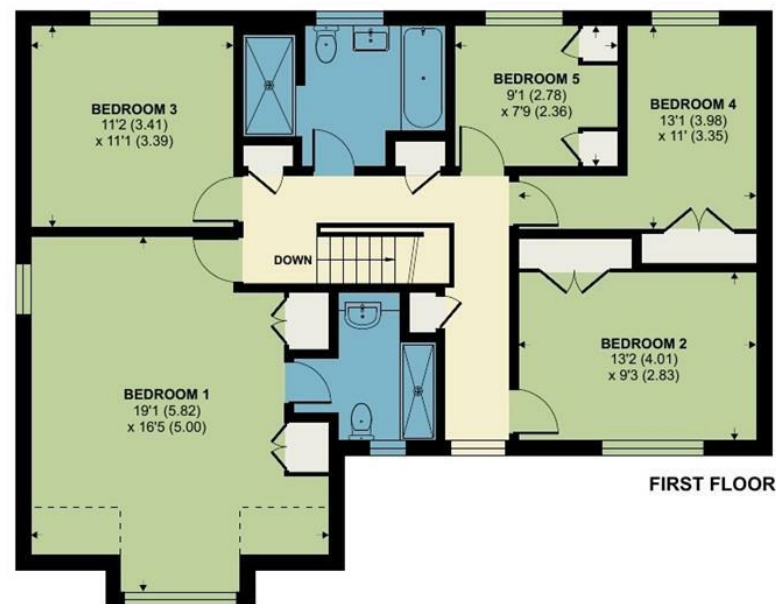
Outbuilding = 113 sq ft / 10.4 sq m

Total = 2345 sq ft / 217.8 sq m

For identification only - Not to scale



Denotes restricted head height



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Symonds & Sampson. REF: 1281526



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