

Symonds
& Sampson



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01935 423526

FOR SALE

FLAT 6

Feversham Court

Illustrious Crescent, Ilchester, Yeovil, Somerset

Feversham Court

Illustrious Crescent
Ilchester
Yeovil
Somerset BA22 8JX



- Spacious Throughout
- Ideal First Time Buy / Investment
- Communal Gardens & Parking
 - Large Sitting Room
- Good Size Kitchen/Breakfast Room
 - Viewing Advised

Guide Price **£125,000**

Leasehold

Yeovil Sales
01935 423526
yeovil@symondsandsampson.co.uk



THE DWELLING

A well presented apartment having the benefit of gas central heating, UPVC double glazing and being offered for sale with no onward chain.

This property represents an ideal first-time buy or investment opportunity and early viewng is advised.

ACCOMMODATION

A communal hall leads to the reception hall, having a few steps to a half landing, which leads you to the apartment.

A part-glazed entrance door leads to the reception hall, which has storage cupboards, whilst the sitting room is a good size, being dual aspect, having white double-glazed patio doors overlooking the communal gardens with patio.

The kitchen/breakfast room has a range of timber effect work tops with appliances including a four-ring hob, double oven with hood and a gas boiler. There is a good range of base units and wall cupboards, and plumbing for an automatic washing machine.

There are three good-sized bedrooms, all having double wardrobes and a family bathroom with a white suite.

OUTSIDE

The apartment benefits from communal gardens being laid to lawn and patio, mature trees and enclosed by lap panel fencing.

There is also communal parking.

SITUATION

Located in the popular village of Ilchester, where a good range of day-to-day facilities can be found, including a hotel and restaurant. For a greater selection, Yeovil is within 5 miles, where a selection of shopping, recreational and scholastic facilities can be found, along with a mainline rail link to Exeter and London Waterloo. The property is also well placed, being within 1.5 miles of the A303, giving easy access to Exeter, Bristol and Bath in under an hour's drive.

DIRECTIONS

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SERVICES

Mains water, gas, electricity and drainage. Gas-fired central heating.

Broadband - Ultrafast broadband is available.

Mobile signal/coverage - There is mobile coverage in the area. Please refer to Ofcom's website for more details.

MATERIAL INFORMATION

Council Tax Band: B

Flood Risk: Very Low

Remaining Years on Lease: 162

Management company:

Alton Property Management Company
The Estate Office
PO box 8754
Swadlincote
DE11 1JT

Resident's company :
Mrs Sarah Godfrey
Regents Court Management Company
Flat 2
Feversham Court
Illustrious Cresent
Ilchester
BA22 8JX

Additional fees
Subletting £360 then £250pa
Consent for alterations £250
Consent to mortgage £200
Sales pack for leasehold sale £60

Service Charge £720 per annum / Ground Rent £0 Peppercorn

7.7% Yield at full guide price.





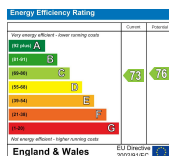
Illustrious Crescent, Ilchester, Yeovil

Approximate Area = 815 sq ft / 75.7 sq m

For identification only - Not to scale



GROUND FLOOR



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: 1377126



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01935 423526

yeovil@symondsandsampson.co.uk
Symonds & Sampson LLP
2, Court Ash,
Yeovil, Somerset BA20 1HG



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