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Preston Road, Yeovil, Somerset

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Yeovil
Somerset BA20 2DZ

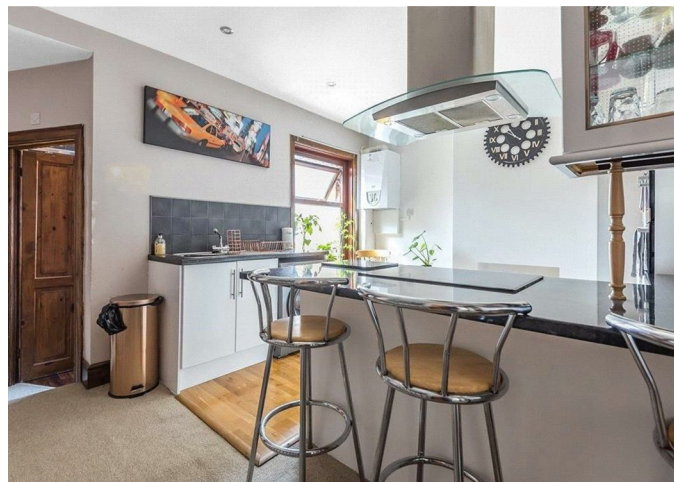


- Available February for an initial 12 month tenancy
- Rent: - £825 per calendar month / £190 per week
 - Holding Deposit - £190
 - Security Deposit - £950
 - Council Tax Band - A
 - EPC Band - D



£825 Per Month

Yeovil Lettings
01935 423526
yeovil@symondsandsampson.co.uk



THE PROPERTY

A two bedroom (one cot room or office space) first floor apartment with a lovely fitted kitchen. The property is well presented and has the added benefit of a garage to the rear. An entrance door leads to the communal hall.

Entrance door leads to a staircase rising to the first floor, where you walk straight into the kitchen, which has a comprehensive range of units with black marble effect worktops and white doors with stainless steel door furniture. A peninsular unit has a four ring hob unit and stainless steel glass cooker hood over and a stainless steel double oven. The sitting room is a good size enjoying a pleasant open aspect to the rear of the property, whilst the shower room is fully tiled with a white suite and a corner shower cubicle. Gas central heating.

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No deposit option available via Reposit

DIRECTIONS

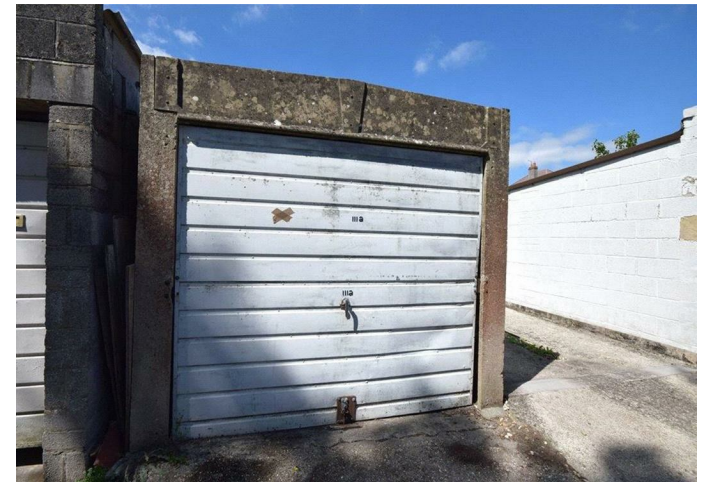
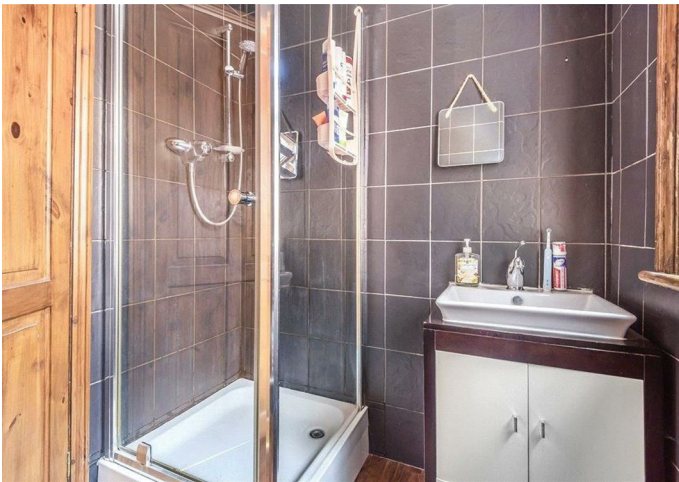
From the Yeovil hospital roundabout take the A37 Kingsdon dual carriageway to the Yeovil college roundabout taking the first exit into Preston Road. Continue along Preston Road and the property will be found on the left hand side denoted by a Symonds and Sampson "Sold and To Let" boards.

OUTSIDE

Access down the service road at the side of the property leads to a garage in a block with up and over door.

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. A mainline railway station will be found at Yeovil Junction, good road links to the A30, A303 and A37 are all close by. The M5 junction 23 is approximately 20 miles away and the South Coast approximately 25 miles.

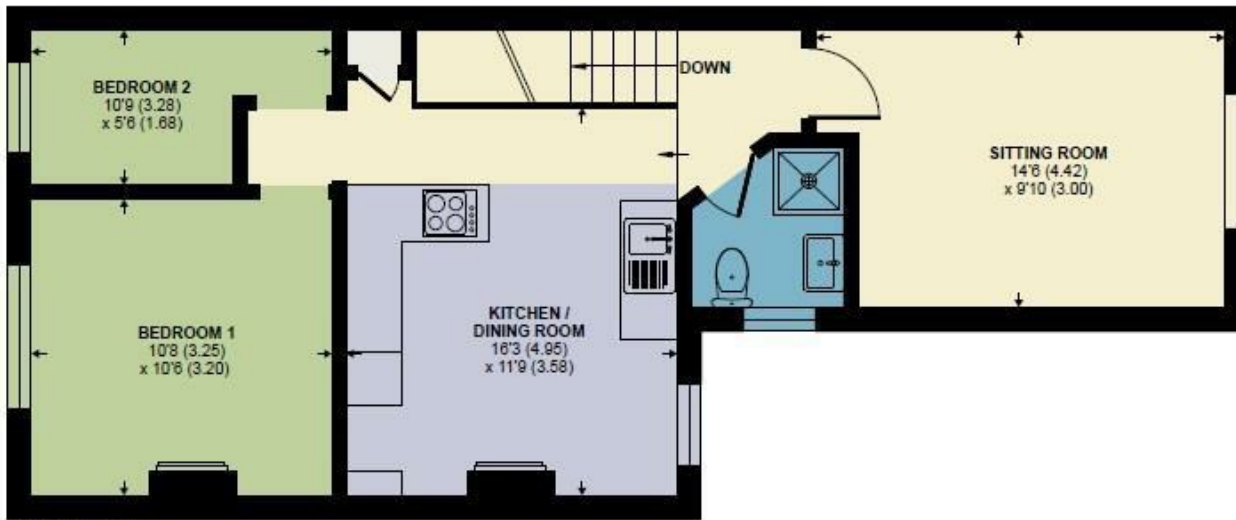
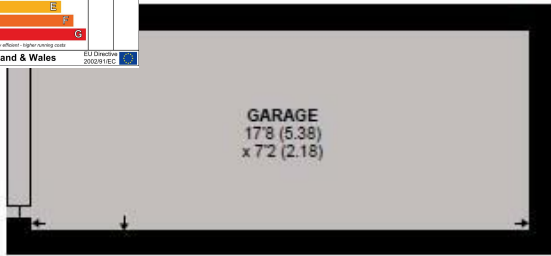


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Approximate Area = 697 sq ft / 64.8 sq m (includes garage)

For identification only - Not to scale

Energy Efficiency Rating		
Current	Potential	Indicator
Very energy efficient (lower running costs)		
A	A	Green
B	B	Light Green
C	C	Yellow
D	D	Orange
E	E	Red-Orange
F	F	Red
G	G	Dark Red
Very energy inefficient (higher running costs)		
England & Wales EPC Directive 2002/91/EC		



FIRST FLOOR

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2020. Produced for Symonds & Sampson. REF: 616765

Office/Neg/Date



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