

Towers Wills

Town & Country

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23, St Patricks Road, Yeovil, Somerset BA21 3EX

£140,000

Towers Wills are pleased to welcome to market this well-proportioned three-bedroom home offering driveway parking, a garage, and private enclosed rear gardens. The property features spacious accommodation which briefly comprises an entrance hall, sitting room, dining room, kitchen, three bedrooms, cloakroom, and family bathroom. Please note: the property is of non-standard construction and is therefore suitable for cash buyers only.

Accommodation

A spacious and well-maintained three-bedroom home, offering generous living accommodation, ample off-road parking, garage, and an enclosed rear garden providing a good degree of privacy.

Internally, the accommodation comprises an entrance hall with radiator, storage cupboard, and stairs rising to the first floor with additional under-stairs storage. The sitting room features a window to the front aspect, gas fire, coving, and radiator, with a sliding door leading through to the dining room, which enjoys views over the rear garden.

The kitchen is fitted with a range of wall and base units, work surfaces, stainless steel sink/drain, space for appliances, spotlights, and modern splashbacks. A door provides direct access to the rear garden.

To the first floor, the landing offers additional storage. There are three bedrooms, including a generous principal bedroom with fitted wardrobes and loft access housing the gas central heating boiler. Bedroom two also benefits from a built-in wardrobe and views to the rear, while bedroom three includes a fitted bed base, wardrobes, and a radiator.

Completing the internal accommodation is a cloakroom with low-level WC, and a family bathroom fitted with a panelled bath with shower over, wash hand basin, radiator, and full tiling to splash-prone areas.

Outside, the property boasts a lawned front garden and ample driveway parking leading to a single garage. The private rear garden is fully enclosed and mainly laid to lawn, with a brick-built store and gated side access.

Key Features

- CASH BUYERS ONLY
- Three Bedrooms
- Garage & Driveway Parking
- Enclosed Rear Garden
- Spacious Accommodation
- Separate Dining Room

Contact Us

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Energy Efficiency

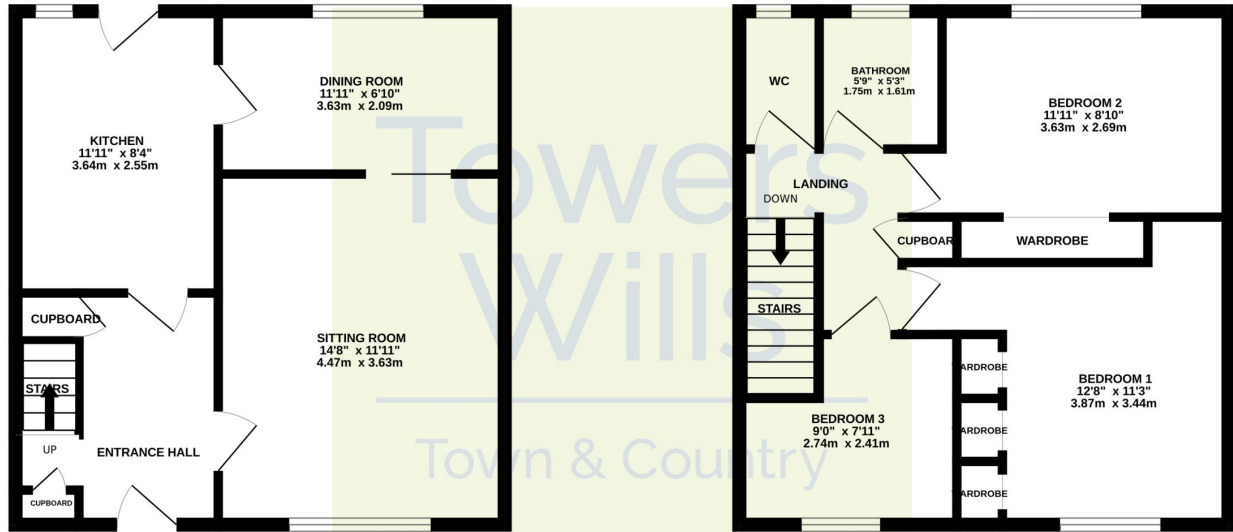
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	57 D	77 C
39-54	E		
21-38	F		
1-20	G		



Floor Plan

GROUND FLOOR

1ST FLOOR



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