



64 Lampreys Lane
Somerset, TA13 5DU

£1,200 PCM

MAYFAIR
TOWN & COUNTRY



PROPERTY DESCRIPTION

Nestled in the charming village of South Petherton is this three bedroom semi-detached house situated in a sought after residential location. Accommodation comprises: Living/dining room, kitchen, downstairs wc, two double bedrooms and single bedroom, bathroom, rear garden, allocated two parking spaces.

Located in South Petherton, you will benefit from a friendly community and local amenities, including shops, schools, and recreational facilities. The area is well-connected, making it easy to explore the wider Somerset region and beyond. Please check with Ofcom for mobile and broadband speeds as will depend on your package and provider.

- Three bedrooms
- Two allocated parking spaces
- Delightful rear garden
- Living/dining room
- Sought after location
- Available July
- EPC C
- Deposit £1384

Deposit: £1,384

Furnishing: Unfurnished

Local Authority

South Somerset Council Tax Band: C

Tenure:

EPC Rating: C

Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
69	79
EU Directive 2002/91/EC	
England & Wales	



TO ARRANGE A VIEWING OR FOR FURTHER INFORMATION ON THIS PROPERTY PLEASE CONTACT OUR SALES TEAM

01460 74200

crewkerne@mayfairproperties.net



We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

1. Survey - A detailed survey has not been carried out, nor the services, appliances and fittings tested.
2. Floorplans All measurements walls, doors, windows, fittings and appliances, their sizes and locations are shown conventionally and are approximate and cannot be regarded as being representative either by the seller or his agent. Room sizes should not be relied upon for furnishing purposes and are approximate.
3. Mayfair Town & Country may make the following referrals and in exchange receive an introduction fee: Star Legal up to £120 inc VAT, Simply Conveyancing up to £240 inc VAT, HD Financial Ltd - introduction fee of up to £240 inc VAT

