



## 20, Arnewood Gardens, Yeovil, Somerset BA20 2LQ Offers Over **£300,000**

Towers Wills are delighted to welcome to market this very well presented two bedroom detached bungalow, situated in a highly sought-after area of Yeovil along West Coker Road. Renovated to a high specification in 2020, the property boasts a modern kitchen, bathroom and en suite, modern windows and boiler, and offers stylish one-level living. Further benefits include driveway parking, carport, garage, and a private rear garden. Ideally positioned in a cul-de-sac location within walking distance of local amenities including a convenience store, pharmacy and hairdresser, and close to a nearby park perfect for leisurely walks or dog walking. Available with no onward chain.

## Accommodation:

### Entrance Hall

Open plan to the lounge/diner with radiator, cupboard and access to the loft. Doors to kitchen/breakfast room, bathroom and bedroom two.

### Lounge/Diner – 3.99m max x 6.17m max

A spacious living area with two radiators, two sets of French doors opening to the rear garden, loft access and cupboard.

### Kitchen/Breakfast Room – 4.00m x 5.19m max

Fitted with a modern range of units and high-spec appliances, comprising one-and-a-half bowl sink/drainers with boiling water tap, integrated dishwasher, integrated washing machine, space for fridge/freezer, integrated electric hob with extractor over, and self-cleaning electric Neff oven. Two double glazed windows to front, radiator and double glazed door to side providing access to carport.

### Bathroom

Suite comprising bath with shower over, wash hand basin, WC, heated towel rail and double glazed window to rear.

### Bedroom One – 4.24m max x 5.16m max (irregular shape)

Double glazed window to front, radiator and dressing area that opens to en suite.

### En Suite

Comprising shower cubicle, WC, wash hand basin, heated towel rail and double glazed window to side.

### Bedroom Two – 3.18m max x 3.70m max

With built-in wardrobe, radiator and double glazed window to rear.

## Outside:

To the front, a gated driveway provides ample off-road parking with carport, garage and outside tap. The front garden is mainly laid to lawn with planted borders and mature shrubs.

The rear garden enjoys a private aspect with patio area, planted borders and mature shrubs.

### Garage 4.78m x 2.78m

With up-and-over door to front, power, light, double glazed window and personal door to rear garden.

## Key Features

- Detached Bungalow
- Renovated to High Specification
- Two Double Bedrooms (Master En Suite)
- Driveway, Carport & Garage
- Front & Rear Gardens
- Highly Sought-After Location
- No Onward Chain

## Contact Us

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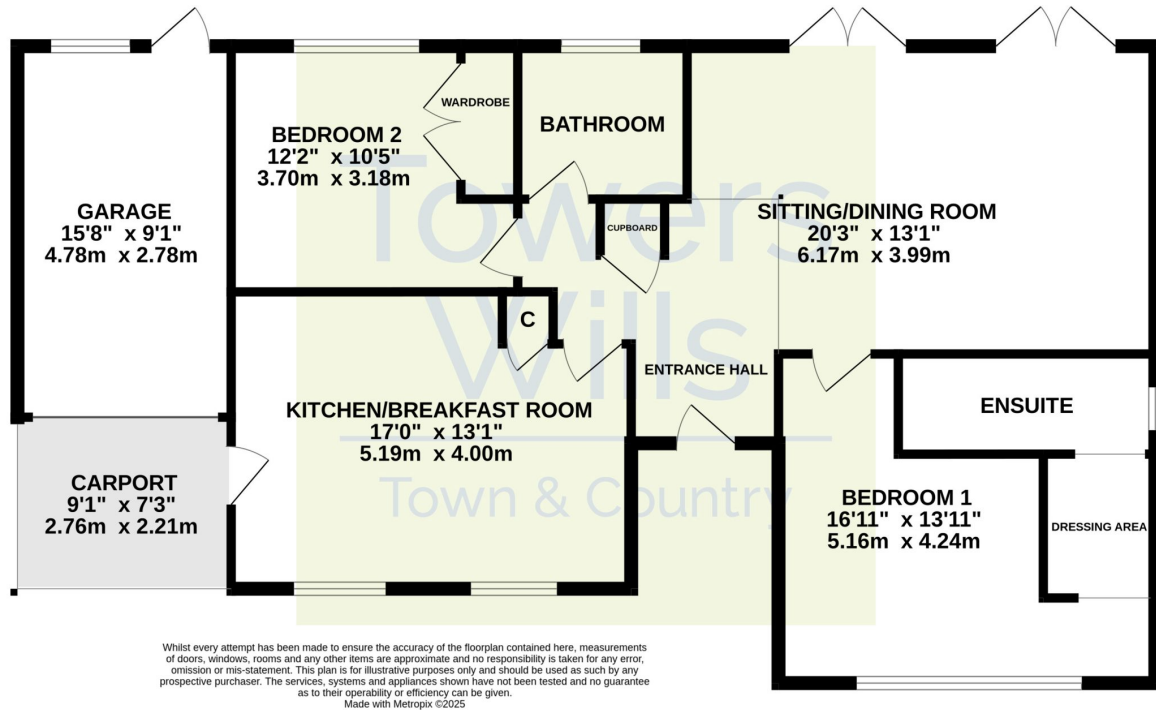
## Energy Efficiency

Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C		
55-68	D	59 D	
39-54	E		
21-38	F		
1-20	G		



# Floor Plan

## GROUND FLOOR



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