Symonds & Sampson

4 Greendale

Ilminster, Somerset

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Ilminster
Somerset TA19 0EB

As rare as hen's teeth, we're pleased to finally be able to offer a detached bungalow on Greendale, within level walking distance of the pretty town centre and green open spaces.

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- Detached bungalow in sought after position
- Offered for sale with no onward chain
- With level reach of the pretty town centre and open countryside
- Close to recreation ground, sports clubs and doctors' surgeries
- Attractive gardens, driveway parking and garage

Guide Price **£399,950**

Freehold

Ilminster Sales
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THE PROPERTY

Always in demand, it's rare that a detached bungalow becomes available in this sought after cul de sac. Combining the best of both town and country living, this manageable detached bungalow is conveniently located close to town centre amenities while also just a short stroll from the recreation ground and open countryside. The perfect lower-maintenance home for those looking to downsize into town, it occupies a nice size plot with pleasant gardens and scope to create even more parking to the front should you need it.

ACCOMMODATION

The spacious, traditionally styled hallway is filled with natural light from a glazed panel beside the front door, creating an inviting first impression. A secondary inner hallway sits just off to one side. The kitchen/breakfast room is bright and airy, overlooking the front of the property and offering space for a dining table. It is fitted with a good range of units, including a double electric oven, gas hob, and space for a washing machine. The wall mounted gas boiler lies to one side, and there's a door opening to the secure side pathway.

To the rear, the dual-aspect sitting room features an original Minsterstone fireplace with a real flame gas fire and opens onto the patio through sliding doors. The third bedroom, currently used as a formal dining room, is a flexible space with a built-in cupboard and French doors leading into a stunning triple-aspect conservatory. Enjoying lovely views over the rear garden, this is a room you're likely to spend plenty of time in, with additional French doors opening onto the patio.

From the entrance hall, a glazed door leads to a further hallway, which includes a useful built-in storage cupboard and an airing cupboard housing the hot water cylinder. There are two additional double bedrooms, including the main bedroom at the front with a good range of fitted wardrobes, and another at the rear overlooking the garden. The shower room is fitted with a modern suite, featuring a vanity wash basin and a generous shower cubicle with an electric shower. A separate WC/cloakroom completes the accommodation.

OUTSIDE

The bungalow sits in a lovely plot with a good size frontage and attractive rear garden, ideal for those who like to potter without having too much to look after. The tarmac driveway to the front provides parking and access to the attached single garage with up and over door, power and light. For peace of mind, there are lockable side gates to both sides of the property, which provide access and open into the rear garden. To one side is a paved path passing the side kitchen door, whilst to the other side is a wider area of garden with path, lawn and flower border, with plenty of space for storage of wheelie bins etc. The pretty rear gardens include lawns and traditional borders dotted with roses, clematis, and attractive shrubs for all year round colour and structure. There is also space for a rotary washing line and a pleasant patio area adjoining the conservatory, along with a useful timber shed.

SITUATION

Built in the late 80's, Greendale is a pleasant cul-de-sac lying within half a mile of the pretty town centre and Tesco's. Ideally placed for families with a level walk to the recreation ground, play area and tennis courts, and close to the start of the Ilminster - Chard cycle path. It's also conveniently placed within a short walk of the doctors' surgeries and local schools, as well as the wide range of facilities in the town centre.

The local stores are mostly centred around the market square and 15th century Minster church and have everything you need from an excellent butchers and delicatessen, cheese and dairy shop, homewares and antiques stores, clothes boutiques and gift shops. The town is also well served by a town-centre Tesco store with ample free parking just a short walk from the town centre. Alongside the supermarket is a bowls club and tennis club. There is also a town library.

Ilminster Arts centre is a vibrant arts venue with licensed cafe. There are plenty of other places to eat too, including pubs, restaurants, cafe's and takeaways. The town also benefits from several hairdressers / beauty salons and a dental surgery as well as modern health centre on the southern side of the town with two

doctors' surgeries. Ilminster is arguably one of South-Somerset's prettiest market towns and benefits from superb road links via the A303 and A358. The town has its own Primary School for ages 4-11, over two sites both within walking distance and there are plenty of nurseries and pre-schools locally too.

DIRECTIONS

What3words//////straying.dish.avid

As you turn into Greendale the property can be found on the right hand side.

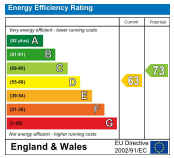
SERVICES

Mains electricity, water, drainage and gas are connected.

Superfast broadband is available. There is mobile coverage at the property, please refer to Ofcom's website for further information.

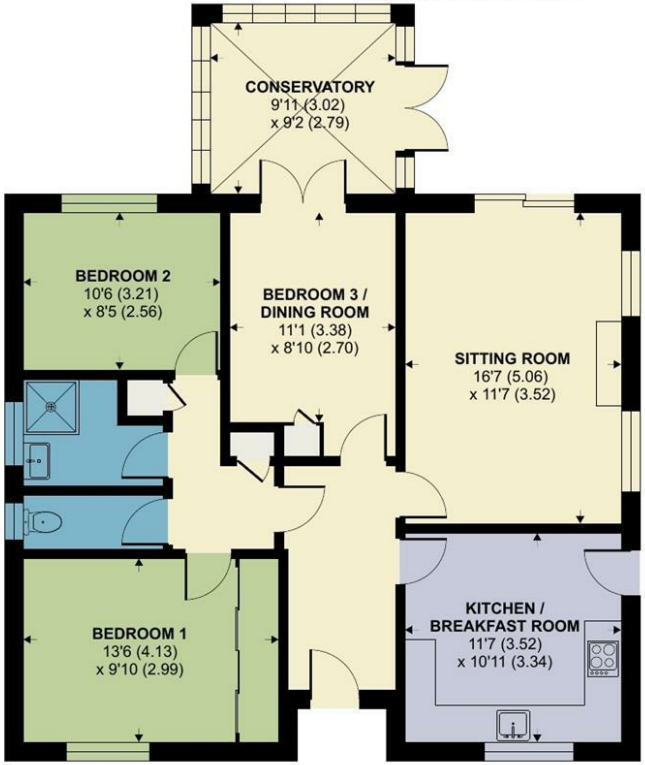
MATERIAL INFORMATION

Somerset Council Tax Band D

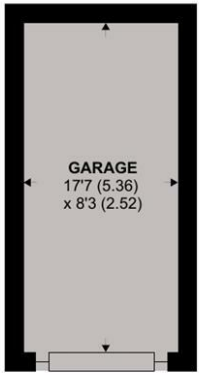


Greendale, Ilminster

Approximate Area = 983 sq ft / 91.3 sq m
Garage = 145 sq ft / 13.4 sq m
Total = 1128 sq ft / 104.7 sq m
For identification only - Not to scale



GROUND FLOOR



GARAGE

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Symonds & Sampson. REF: 1441636

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