23 TURN PIKE GREEN

Misterton, TA18 8NP

Guide Price £190,000

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PROPERTY DESCRIPTION

A two bedroom end terrace home situated in a popular village location with great potential to update and extend (STPP.) The accommodation in brief comprises porch, entrance hall, sitting room, kitchen/dining room, conservatory, two double bedrooms and a bathroom with separate cloakroom. The gardens are a generous size, wrapping three sides of the property, driveway parking leads to the garage. No onward chain.

Situation

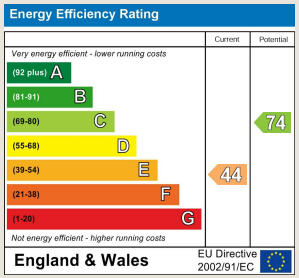
Misterton is a small village located South of Crewkerne but within a short walk of Crewkerne Train Station, amenities including church, village hall, cafe, public house, garage/filling station and a tennis club. Near to Crewkerne, which offers a good range of amenities including a Waitrose store, Lidl, post office, library, Nationwide, The Banking Hub, a day centre, leisure centre complete with pool and gym, independent shops, antique shops, doctors' surgeries, small hospital, dentist's, a variety of schools and nurseries, other professional services and many social and sporting activities. A mainline rail service (London - Waterloo) is available from the town's station. A faster train service is available from Castle Cary to Paddington Station.

The local area

Yeovil, 9 miles / Castle Cary 21 miles / Dorset Coast, 14 miles / Mainline railway stations available at Crewkerne (London Waterloo or Exeter) and Taunton (London Paddington).

Local Authority

Somerset Council Council Tax Band: B
Tenure: Freehold
EPC Rating: E



PROPERTY DESCRIPTION

Porch

9'5" x 7'5" (2.88 x 2.28)
Storage cupboard and tiled flooring.

Entrance Hall

Stairs rising to the first floor with a storage cupboard under.

Sitting Room

14'4" x 11'4" (4.37 x 3.46)
With a window to the rear aspect and a radiator. Double doors into:

Kitchen/Dining Room

17'6" x 10'0" (5.35 x 3.06)
With a window to the front aspect and a french doors opening out into the conservatory. Fitted kitchen comprising wall and base units, drawers and work surfaces over. One and a half bowl stainless steel sink/drainer, space for fridge/freezer, washing machine and cooker. Island, night storage heater, and tiling to all splash prone areas.

Conservatory

11'9" x 6'1" (3.6 x 1.86)
Windows, tiled flooring and a door to the side opening out into the garden.

Landing

With a window to the side aspect and access to the loft.

Bedroom One

13'10" x 10'0" (4.23 x 3.05)
With a window to the rear aspect, built in storage cupboard with shelving and an electric wall panel heater.

Bedroom Two

12'10" x 9'1" (3.92 x 2.79)
With a window to the rear aspect and a night storage heater.

Bathroom

With a window to the side aspect. Suite comprising bath with shower over, wash hand basin, night storage heater and tiling to all splash prone areas.

Cloakroom

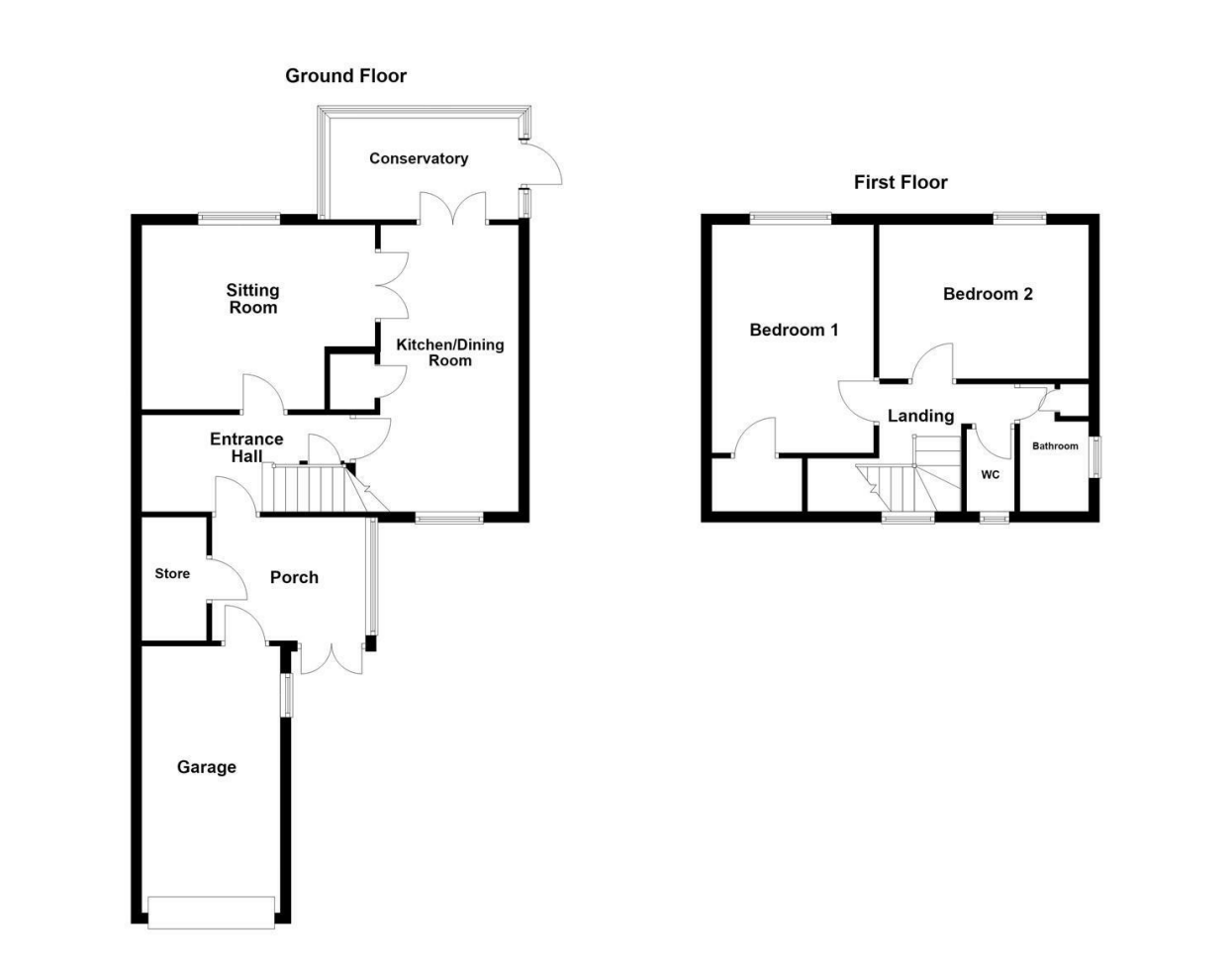
With a window to the front aspect, low level WC and tiling to all splash prone areas.

Outside

To the front there is a large lawned area, driveway parking which leads to the garage. Pedestrian gate leads to the rear garden which is a great size, summerhouse, greenhouse, patio areas and flower borders.

Agents Note

Council Tax Band - B. We are selling the property on behalf of Executors who have limited knowledge on the property and therefore clients are advised to carry out their own due diligence.



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

01460 74200

crewkerne@mayfairproperties.net

IMPORTANT NOTICE

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:
Simply Conveyancing up to £200 (plus VAT), HD Financial Ltd - introduction fee of up to £240 (plus VAT)

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