



Connells

Penn Hill  
Yeovil



## Property Description

Connells are delighted to welcome to market this well presented 4 bedroom semi detached property on the desirable Penn Hill Road. Benefitting a balcony off of the lounge overlooking Nine Springs Country Park, open plan kitchen/ diner, 4 bedrooms with en suite shower to the main bedroom, driveway and garage. This property really needs to be seen to be fully appreciated, call and add to your viewing list today on 01935431129!

## Entrance Hall

Double glazed door to the front, double glazed window to the front, radiator, loft access and stairs to lower level.

## WC

Double glazed window to the front, wc and wash hand basin.

## Lounge

17' 2" into recess x 12' 7" ( 5.23m into recess x 3.84m )

Bi-fold doors to a balcony located at the rear of the property with a lovely seating area overlooking the rear garden, a multi-fuel burner and x2 radiators.

## Kitchen/Diner

19' 10" x 12' 5" ( 6.05m x 3.78m )

Fitted kitchen with a range of wall and base units, double glazed window to the front, side and rear, electric oven and integrated microwave, integrated dishwasher, cookerhood, stainless steel sink and drainer, radiator, space for a fridge/freezer and a breakfast bar.

## Utility Room

6' 1" max x 5' max ( 1.85m max x 1.52m max )

Double glazed door to the front and rear, with steps down to the rear garden,, base units and space for a low level fridge/freezer.

## Lower Level Landing

Shelved airing cupboard with space for washing machine/ tumble dryer, understairs storage, radiator.

## Bedroom One

20' max x 9' 4" max ( 6.10m max x 2.84m max )

Radiator, double glazed door into garden, door to en-suite

## En Suite

Walk in rainfall shower, wash hand basin/vanity unit, electric heater, extractor fan, double glazed window to the side, spotlights, low level units with space for washing machine and tumble dryer.

## Bedroom Two

13' 7" into wardrobes x 8' 6" max ( 4.14m into wardrobes x 2.59m max )

Double glazed window to the rear and double glazed door to garden, Radiator and fitted wardrobes

## Bedroom Three

9' 11" x 8' 4" max ( 3.02m x 2.54m max )

Double glazed window to the rear and radiator.

## Bedroom Four

9' 11" into door recess x 8' 5" max ( 3.02m into door recess x 2.57m max )

Double glazed window to the rear, radiator, built in shelved cupboard.

## Bathroom

Bath with rainfall shower over, w/c, shaving point, heated towel radiator, extractor fan, wash hand basin, fitted wall unit.

## Outside

### Front Garden

Enclosed driveway for 2/3 cars, steps down to patio area and front door.

### Rear Garden

Beautiful laid to lawn garden over three tiers with steps leading down, fence enclosed with views onto the country park. Summerhouse, shed.

## Garage

14' 8" x 9' 3" ( 4.47m x 2.82m )

Up and over door with power and light.

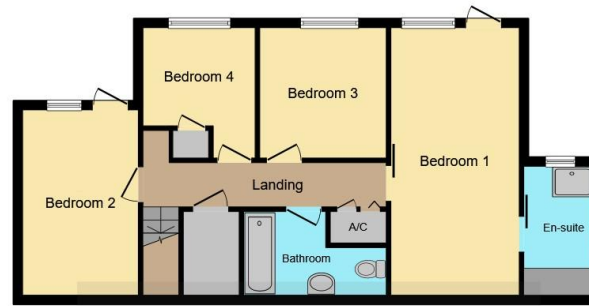
## Agents Note

The Land Registry title has yet to be updated with the Vendor's details. Please ask the branch for more details.

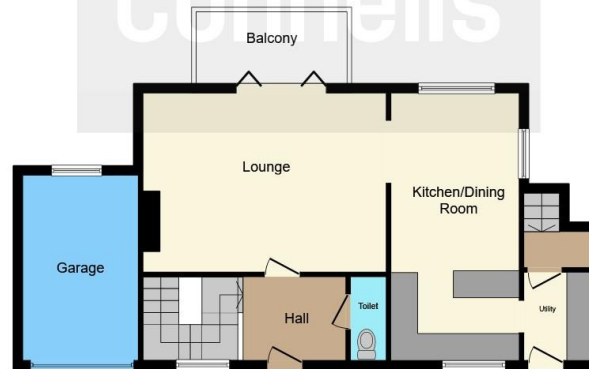








**Lower Ground Floor**



**Ground Floor**

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To view this property please contact Connells on

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EPC Rating: C Council Tax  
Band: D

Tenure: Freehold

**view this property online [connells.co.uk/Property/YOV313601](http://connells.co.uk/Property/YOV313601)**



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