Meadow View, Stoford, Yeovil, BA22 9UL

fox & sons

welcome to

Meadow View, Stoford, Yeovil

A recently refurbished three bedroom semi detached family home, offered for sale with no onward chain and situated within the delightful village of Stoford. The accommodation is presented in excellent decorative order throughout and boasts a wealth of space and natural light.

Entrance
Double glazed door to the front, opening into:

Entrance Porch
Double glazed window to the front. Part glazed door opening into:

Entrance Hall
Stairs rising to the first floor. Convenient storage cupboard. Inset spotlights to the ceiling. Radiator. Door opening into:

Downstairs Cloakroom
Suite comprising wash hand basin inset to vanity unit with storage below and WC. Inset spotlight to the ceiling.

Lounge
21' 5" max x 10' 8" min (6.53m max x 3.25m min)
A lovely light and spacious family room with double glazed window to the front. Feature fireplace with stone surround. Aerial point. Radiator. Double glazed French doors to the rear, opening to the garden.

Fitted Kitchen
14' 9" max x 8' max (4.50m max x 2.44m max)
Double glazed windows to the rear and side, overlooking the garden. A range of recently fitted wall, base and drawer units with work surface over, complementary tiled surround and under unit lighting. One and a half bowl stainless steel sink and drainer with mixer tap. Integrated induction hob with cooker hood over and electric oven below. Plumbing for dishwasher and washing machine. Space for fridge/freezer. Inset spotlights to the ceiling. Double glazed door to the side, opening to the garden.

First Floor Landing
Access to the loft space. Airing cupboard. Inset spotlights to the ceiling.

Bedroom One
11' 3" x 11' 2" (3.43m x 3.40m)
Double glazed window to the rear, overlooking the garden. Space for free standing furniture. Radiator.

Bedroom Two
10' 1" x 10' (3.07m x 3.05m)
Double glazed window to the front. Space for free standing furniture. Radiator.

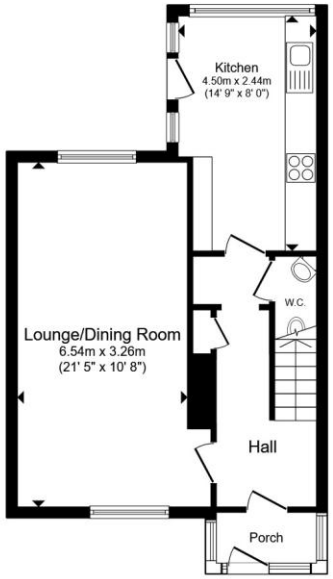
Bedroom Three
8' 6" x 6' 11" (2.59m x 2.11m)
Double glazed window to the front. Radiator.

Shower Room
Double glazed window to the rear. A recently fitted suite comprising walk in double shower, wash hand basin and WC inset to vanity unit with storage below. Shaver point. Inset spotlights to the ceiling. Chrome towel radiator.

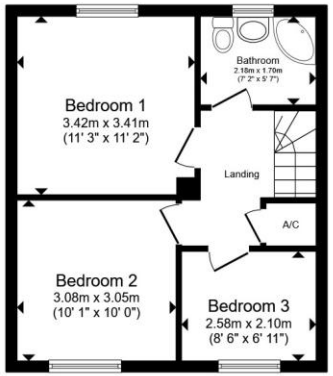
Garage
Up and over door to the front. Power and light. Double glazed window to the side. Door to the side, opening into the garden.

Front Garden
Access via a tarmac driveway, leading to the garage and providing off road parking. The garden is laid to hardstanding for low maintenance, hedge borders and paved path leading to the front entrance. Gated side access, leading to the rear garden.

Rear Garden
A fully enclosed and private rear garden, laid to paving and providing an ideal seating/entertaining area to enjoy the summer sunshine and alfresco dining. Raised plant shingle borders and enclosed by fencing. Outside lighting and tap.



Ground Floor



First Floor

Total floor area 83.1 m² (894 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

fox & sons

view this property online fox-and-sons.co.uk/Property/YEO109082

welcome to

Meadow View, Stoford, Yeovil

- Semi Detached Family Home
- Three Bedrooms
- Recently Refurbished to a High Standard Throughout
- Garage & Driveway Parking
- Enclosed Low Maintenance Rear Garden

Tenure: Freehold EPC Rating: D
Council Tax Band: C

offers in excess of

£270,000

Please note the marker reflects the postcode not the actual property

view this property online fox-and-sons.co.uk/Property/YEO109082

The Property Ombudsman

Property Ref:
YEO109082 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

fox & sons

01935 412100

Yeovil@fox-and-sons.co.uk

14 Princes Street, YEOVIL, Somerset, BA20 1EW

fox-and-sons.co.uk

Fox & Sons is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.