10 RICHMOND HOUSE EAST STREET

Crewkerne, TA18 7AB

£850 Per Month

MAYFAIR
TOWN & COUNTRY

PROPERTY DESCRIPTION

A two bedroom Grade II Listed maisonette situated in the heart of the Town Centre. The property benefits from a private entrance, character features, communal gardens and one allocated parking space, visitors parking and three short stay spaces. In brief the accommodation comprises entrance hall, kitchen, sitting room, bedroom and bathroom. On the first floor, master bedroom with an ensuite shower room.

Situation

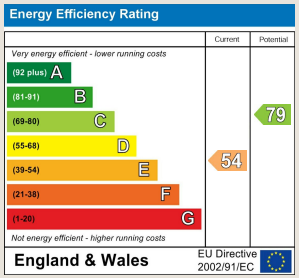
Crewkerne is an active market town, which offers a good range of amenities including a Waitrose store, post office, library, banks, a day centre, leisure centre complete with pool and gym, doctors' surgery, small hospital, dentist's, a variety of schools and nurseries, other professional services and many social and sporting activities. A mainline rail service (London - Waterloo) is available from the town's station.

The local area

Yeovil, 9 miles / Taunton, 19 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: A
Tenure:
EPC Rating: E



PROPERTY DESCRIPTION

Entrance Hall
Tiled flooring and a radiator.

Sitting Room
13'10" x 10'4" (4.22 x 3.15)
With a sash window to the rear aspect and a radiator. Stairs rising to the first floor.

Kitchen
10'4" x 5'10" (3.15 x 1.80)
With a sash window to the side aspect. Fitted kitchen comprising wall and base units, drawers and work surfaces over. Stainless steel sink/drainer, electric oven, gas hob and an extractor fan over. Space for washing machine, under counter fridge and tiling to all splash prone areas. Wall mounted gas central heating boiler.

Bedroom Two
11'3" x 9'4" (3.45 x 2.86)
With a sash window to the side aspect, secondary glazing and a radiator.

Bathroom
Suite comprising bath with shower over, low level WC, wash hand basin, extractor fan, heated towel rail and tiling to all splash prone areas.

Master Bedroom
17'10" x 14'2" (5.44 x 4.34)
With a sash window to the side aspect, exposed stone wall, wooden flooring, eave storage and a radiator.

Ensuite
Suite comprising shower cubicle, low level WC, wash hand basin, extractor fan, heated towel rail and tiling to all splash prone areas.

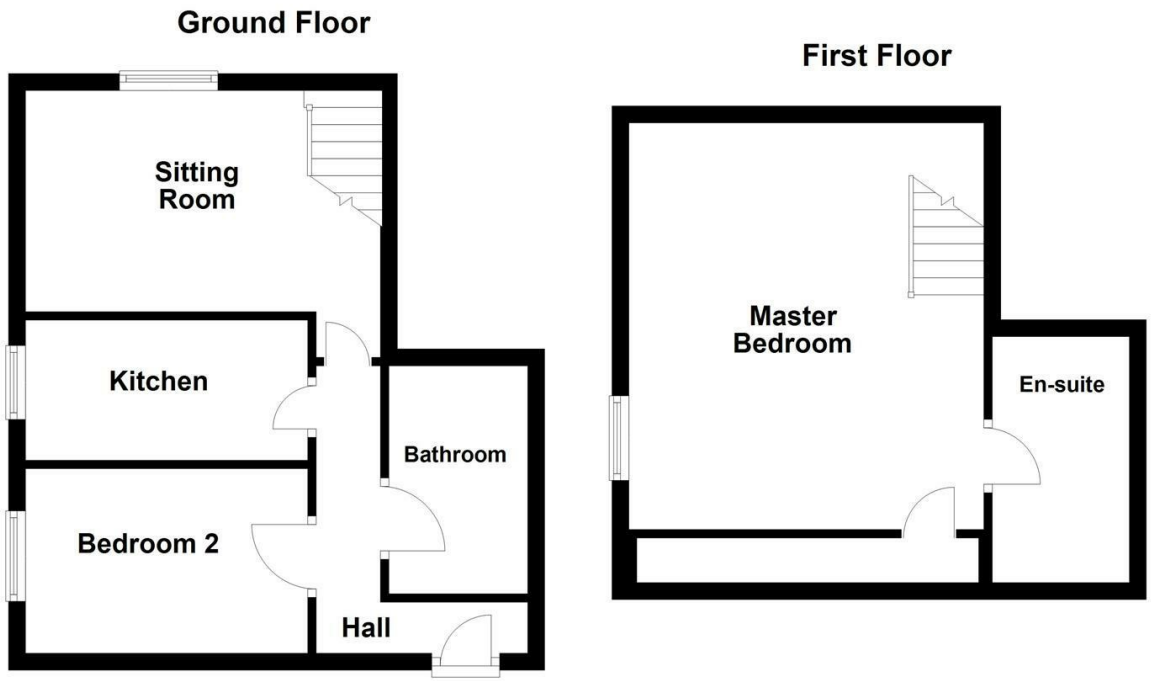
Outside
To the rear there is a communal courtyard area and steps lead to the washing lines and gardens. There is one allocated parking space with the property, visitors parking and three short stay spaces.

Agents Note
Council Tax Band - A. Mains water, drainage, gas and electricity. There is one allocated parking space with the property, visitors parking and three short stay spaces.

Material Information ....
Additional information not previously mentioned
- Mains electric, gas and water
- Water metered
- Gas Central Heating
- Mains Sewerage
- No Flooding in the last 5 years
- Broadband and Mobile signal or coverage in the area.

For an indication of specific speeds and supply or coverage in the area, we recommend potential buyers to use the
Ofcom checkers below:
checker.ofcom.org.uk/en-gb/mobile-coverage
checker.ofcom.org.uk/en-gb/broadband-coverage

Flood Information:
flood-map-for-planning.service.gov.uk/location



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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