

# Towers Wills

Town & Country

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**72, Fosse Park Road, Yeovil, Somerset BA20 2FW**

**Offers Over £210,000**

Towers Wills are pleased to offer this well-presented and spacious home offering comfortable living throughout. The accommodation includes an entrance hall with storage, a convenient ground floor cloakroom, and a bright lounge with patio doors opening onto the rear garden. Upstairs features three bedrooms including two doubles and a modern family bathroom. Outside, the property benefits from a fully enclosed rear garden which is laid to artificial grass, outside tap, lighting, and gated side access leading to carport with two parking spaces. An ideal home for first-time buyers, couples, or small families seeking a well-maintained property in a popular residential area.

## Property Description

This well-presented home offers spacious and comfortable living throughout, with a thoughtfully designed layout ideal for modern family life.

Upon entering, you are greeted by a welcoming entrance hall with a double glazed front door, radiator, coving to the ceiling, laminate flooring and a useful under-stairs storage cupboard.

A convenient cloakroom is situated off the hallway, fitted with a WC and pedestal wash hand basin with tiled splashback, radiator, extractor fan, and vinyl flooring.

The generous lounge to the rear of the property provides an inviting space to relax or entertain, featuring double glazed windows and patio doors opening out to the garden. The room is complemented by a radiator, television and telephone points, coving to the ceiling, and vinyl flooring.

Stairs rise to the first floor, where the landing provides access to the loft which is board providing convenient storage area , airing cupboard, and three bedrooms.

The main bedroom is a bright and spacious double room with two double glazed windows to the front aspect, built-in wardrobe, radiator, and television points. The second bedroom is another good-sized double with two double glazed windows overlooking the rear garden and an additional third bedroom which can be used as single bedroom or office

The family bathroom is fitted with a modern suite comprising a bath with mixer taps, pedestal wash hand basin, and WC. Additional features include a heated towel rail/radiator, extractor fan, shaver point, part-tiled walls, and vinyl flooring.

Outside, the rear garden is fully enclosed by wooden panel fencing, which is currently laid to artificial grass creating a safe and enjoyable outdoor space for families or those who love to entertain. There is an outside tap, lighting, and gated side access which provide access to the car port with two parking spaces.

## Key Features

- Terraced House
- Three Bedrooms
- Kitchen/ Diner
- Enclosed Rear Garden
- Allocated Parking
- Gas Central Heated & Double Glazed Windows

## Contact Us

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## Energy Efficiency

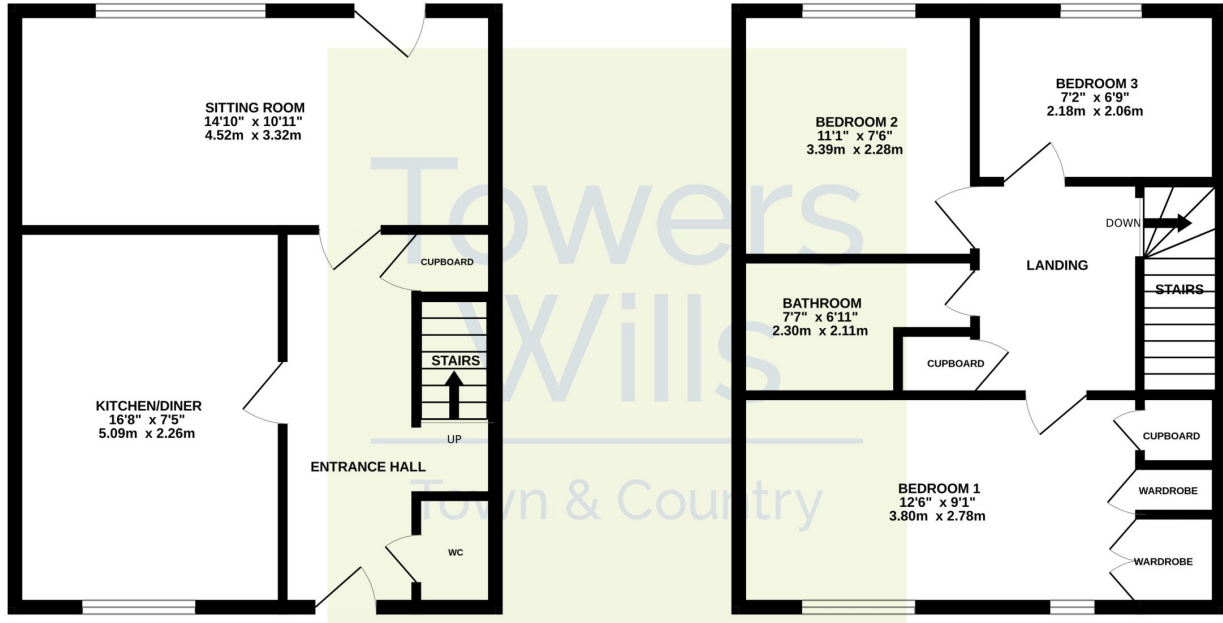
Score	Energy rating	Current	Potential
92+	A		97 A
81-91	B	84 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		



# Floor Plan

GROUND FLOOR

1ST FLOOR



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