

for sale

£450,000



Southfield Drive Yeovil BA21 3FJ

This wonderfully presented home is situated within the popular Brimsmore development on the outskirts of Yeovil. The property offers versatile living throughout and benefits from FOUR DOUBLE bedrooms, a garage and is surrounded by the beautiful countryside!

# Southfield Drive Yeovil BA21 3FJ

## **Entrance Hall**

Door to the front, stairs to the second floor and a radiator.

## **Cloakroom**

Wc, wash hand basin and spotlights.

## **Hallway**

Understairs storage cupboard and a double storage cupboard.

## **Cloakroom**

Radiator, wc, wash hand basin and spotlights.



## **Lounge**

22' Max x 14' 10" into Recess (6.71m Max x 4.52m into Recess)  
2 x double glazed windows to the rear, log burner, 2 x radiators, tv point and a Juliet balcony.

## **Kitchen/Diner**

21' 9" Max x 19' 1" Max (6.63m Max x 5.82m Max)

Fitted kitchen with a range of wall and base units, quartz worktops, breakfast bar, tv point, radiator, 2 x double glazed windows, Integrated NEFF double oven, NEFF electric hob with cooker hood over, spotlights, integrated dishwasher and fridge/freezer.

## **Utility Room**

11' 2" Max x 5' 8" Max (3.40m Max x 1.73m Max)

Units and worktops, sink/drainer, radiator, space for a washing machine and tumble dryer.

## **Bedroom 1**

12' 2" Max x 12' 11" Max (3.71m Max x 3.94m Max)

Double glazed window to the rear and double built in wardrobes.

## **En Suite**

Shower cubicle, spotlights, vanity wash hand basin, heated towel rail and a wc.

## **Bedroom 3**

9' 4" + Wardrobe x 9' 5" (2.84m + Wardrobe x 2.87m)

Single wardrobe.

## **Bedroom 2**

12' 2" x 9' 8" (3.71m x 2.95m)

Double glazed window to the front and a radiator.

## **Bedroom 4/Reception Room**

13' 8" into Bay x 10' 6" (4.17m into Bay x 3.20m)

Double glazed bay window to the side, double glazed window to the front and a radiator.

## **Bathroom**

Bath with shower over, vanity wash hand basin, wc, heated towel rail, tiled walls and floor.

## **Bathroom**

Double glazed window to the rear, bath with shower over, spotlights, vanity wash hand basin, wc, heated towel rail, tiled walls and floor.

## Outside

### Front Garden

Enclosed by brick and gate, shrubs, borders and the path to the front door.

### Rear Garden

Enclosed by brick and fence with gates to the rear and side, lawn area, patio, path to the rear gate leading to the access for the garage.

### Parking

Driveway for 1 car.

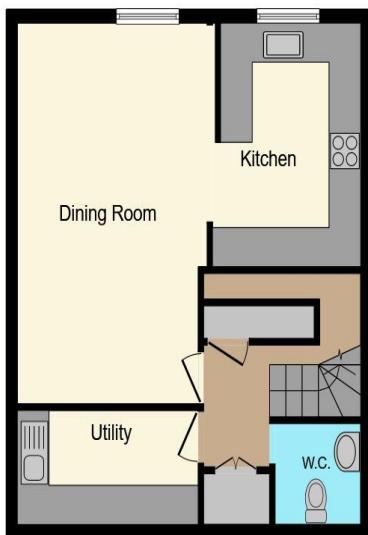
### Garage

19' 7" x 10' 9" (5.97m x 3.28m)

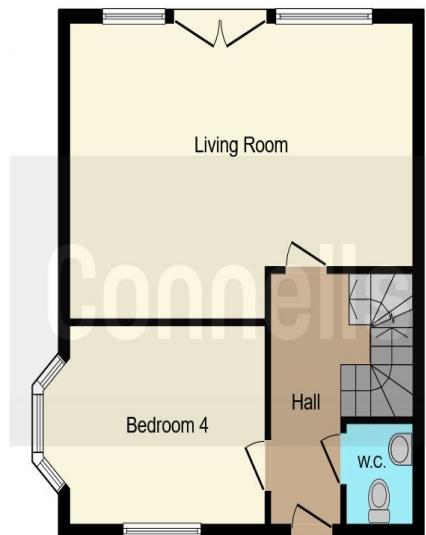
With up & over door, storage above, light and power.







**Lower Ground Floor**



**Ground Floor**



**First Floor**

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Property Ref: YOV310366 - 0003

Tenure:Freehold EPC Rating: B

Council Tax Band: E

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