

for sale

offers in excess of **£300,000**



## Willis Hay Sherborne DT9 3EL

Centrally located in Sherborne, this well-presented three-bedroom mid-terrace home features open-plan ground floor living, a downstairs cloakroom, enclosed low-maintenance garden, allocated parking, and a garage.



# Willis Hay Sherborne DT9 3EL

## Entrance Hall

Door to the front, radiator, stairs to the first floor with a stair lift and a telephone point.

## Cloakroom

Double glazed window to the front, WC, wash hand basin, radiator and the electric consumer unit.

## Open Plan Living Space

### Lounge

Double glazed window to the front, double glazed french doors to the garden, understairs cupboard, television aerial socket and two radiators.



## **Kitchen**

Double glazed window to the rear, fitted kitchen with wall and base units, work surfaces, ceramic sink and drainer, island and integrated appliances including washing machine, dishwasher, fridge/freezer and an oven and hob.

## **Landing**

Airing cupboard housing the gas central heating Worcester boiler, access to the loft and a telephone point.

## **Bedroom One**

Double glazed window to the rear and a radiator.

## **Bedroom Two**

Double glazed window to the front, two single built wardrobes and a radiator.

## **Bedroom Three**

Double glazed window to the front and a radiator.

## **Bathroom**

Double glazed window to the rear, bath with a rain head shower head and a shower attachment, WC, wash hand basin with vanity unit, extractor fan and a heated towel rail.

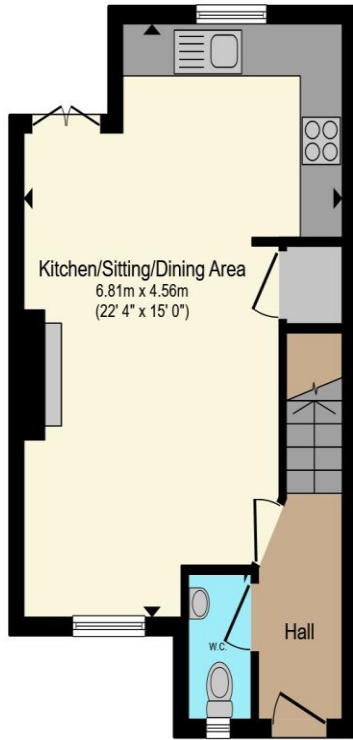
## **Rear Garden**

Low maintenance garden to the rear which is laid to paving slabs.

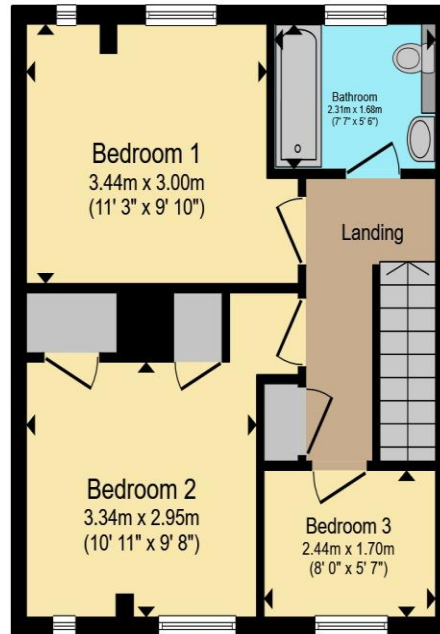
## **Parking**

One allocated parking space and a garage.





**Ground Floor**



**First Floor**

Total floor area 72.1 m<sup>2</sup> (776 sq.ft.) approx

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**T 01935 812 155**  
**E sherborne@connells.co.uk**

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 SHERBORNE DT9 3BJ

Property Ref: SHR306713 - 0005

Tenure:Freehold EPC Rating: Awaited

Council Tax Band: D

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