

# Towers Wills

Town & Country

£220,000



## 23 The Green, Yeovil, Somerset, BA22 9UD

Towers Wills welcome to the market a semi detached Grade II Listed cottage overlooking the village green and enjoying a wealth of character features. The accommodation briefly comprises a living room with a large feature inglenook fireplace, country style kitchen / diner, rear hall, bathroom, two bedrooms with further cloakroom and an attic room. Outside there is a mature cottage garden together with a garage and parking area.

### Key Features

- VIDEO TOUR AVAILABLE
- Beautiful character home
- Two bedrooms
- Garage / Workshop
- Kitchen / Diner
- Inglenook fireplace

**Living Room - 15' 3" x 11' 0 (4.64m x 3.35m) plus 8'3" x 2'9" Inglenook Fireplace.**

Side aspect stone mullioned window overlooking the village green, front aspect window, feature exposed beams, radiator, feature inglenook fireplace with stone hearth and surround, stable style door to front and door to

**Kitchen - 13' 0" x 10' 0 (3.96m x 3.05m)**

Front and side aspect windows, exposed beams, fitted country style kitchen with a range of wall and base units, tiled worktops, stanley range cooker, space for fridge / freezer, stable style door to garden and door to

**Hall**

Side aspect window, built in store cupboard, stairs to first floor.

**Bathroom**

Side aspect window, radiator, airing cupboard, suite comprising paneled bath with mixer shower, pedestal wash hand basin, close coupled w.c.

**Landing**

Space saver staircase to attic room, doors to

**Bedroom One - 11' 10" plus wardrobes x 9' 6 (3.60m x 2.89m)**

Side aspect stone mullioned windows overlooking the village green, exposed beams, radiator, built in wardrobes.

**Bedroom Two - 13' 8" x 8' 9 (4.16m x 2.66m) irregular shape**

Front aspect window, exposed beams, radiator.

**Cloakroom**

Close coupled w.c pedestal wash hand basin.

**Attic Room - 13' 3" x 13' 3 (4.04m x 4.04m) part restricted headroom**

Front aspect window, exposed beams, range of built in storage cupboards.

**Garden**

Initial patio area leading to lawned garden with well stocked and mature borders, further pergola covered patio, gate leading to further garden area and Garage

**Garage**

Double wooden doors , power and light, personal door to garden, parking area in front of garage.





## Floor Plan

## Energy Efficiency and Environmental Impact



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**Towers Wills**

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