



## 116, St Michael's Avenue, Yeovil, Somerset BA21 4LL OIEO **£180,000**

Towers Wills are delighted to bring to market this ideal first time buy! This extended, semi-detached home offers an open plan kitchen/diner, separate lounge, family/garden room plus downstairs wc/utility. To the first floor, two double bedrooms and family bathroom with the third bedroom found to the second floor. A good-sized rear garden and close proximity to Yeovil centre and local amenities make this one not to miss!

**Porch** 1.89m x 1.00m

Single glazed windows to front and side and single glazed door to the side.

### **Entrance Hall**

Double glazed door leading to the porch and radiator.

**Lounge** 3.80m x 3.34m – maximum measurements

Double glazed window to the front and radiator.

**Kitchen/Diner** 5.05m x 3.59m – maximum measurements

Comprising of a range of wall, base and drawer units, work surfacing with stainless steel one bowl sink drainer, log burner, integrated gas hob with cookerhood over, integrated electric oven, space for fridge freezer, integrated dishwasher and single glazed window through to the family room.

**Family Room** 4.17m x 3.77m – maximum measurements

Radiator, double glazed patio doors leading to the side lean-to, double glazed patio door leading to the rear garden, double glazed windows to both sides and additional skylight.

**Lean-to** 2.39m x 1.34m – maximum measurements

Single glazed doors leading to the front and rear.

**Downstairs W.C/Utility Room** 1.91m x 1.22m – maximum measurements

Double glazed window to the rear, gas combi boiler, w.c , wash hand basin and space for washing machine.

### **First Floor Landing**

Double glazed window to the rear and radiator.

### **Bathroom**

Suite comprising corner bath with electric shower over, wash hand basin, w.c, double glazed window to the front and radiator.

**Bedroom One** 2.97m x 3.21m – maximum measurements

Double glazed window to the front and radiator.

**Bedroom Two** 3.58m x 2.96m – maximum measurements

Double glazed window to the rear, radiator, feature fireplace and built-in cupboard.

### **Second Floor**

**Bedroom Three/Loft Room** 4.50m x 3.57m – maximum measurements (with restricted head height)

Double glazed skylight to the rear and electric panel wall heater.

### **Front Garden**

There are steps leading up to a lawn area and planted beds.

### **Rear Garden**

The rear garden is largely laid to lawn with patio area, outside tap and two

## Key Features

- Extended
- Semi-Detached
- Three Bedrooms
- Good Size Rear Garden
- Ideal First Time Buy

## Contact Us

### **Towers Wills Estate Agents - Yeovil**

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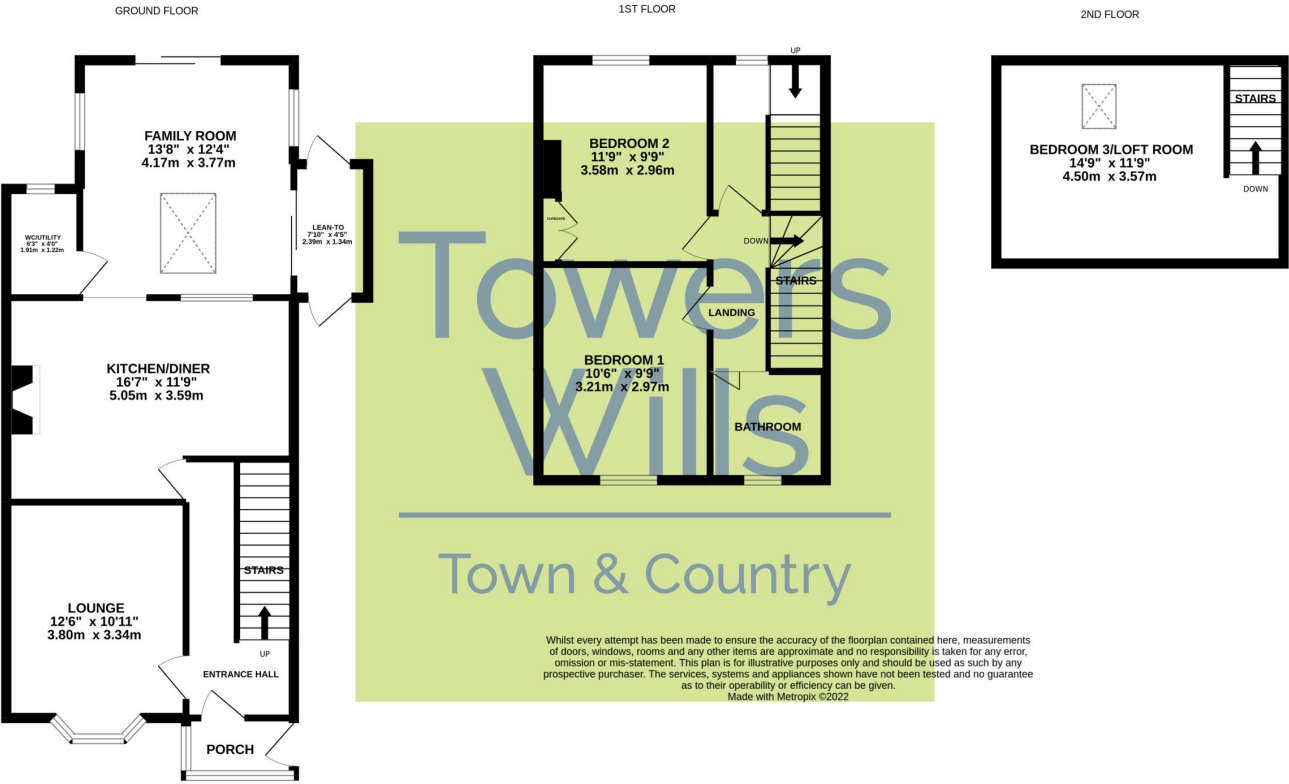
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wooden sheds.



# Floor Plan



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