

Towers Wills

Town & Country

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86, Rowan Way, Yeovil, Somerset BA20 2NS

Guide Price £240,000

Towers Wills are pleased to bring to market this well-presented EXTENDED three bed semi-detached home, situated within a sought-after cul-de-sac location benefiting from; off-road parking, garage, lounge with separate kitchen/ diner and a delightful rear garden.

Hall

Double glazed door to the front, door to the garage, cupboard.

Lounge 6.69m x 3.36m

Electric fire with surround, two radiators, double glazed window to the front and double glazed patio doors to the rear garden.

Kitchen/ Diner 4.58m x 3.14m

Fitted with a range of wall, base and drawer units, work surfacing with stainless steel one and a half bowl sink drainer unit, double glazed window to the rear, space for washing machine, space for dishwasher and fridge freezer, integrated electric oven and gas hob with cooker hood over, central heating boiler, being open plan to the dining room. The dining area enjoys a pleasant outlook to the rear garden, radiator, door and window to the rear.

First Floor Landing

Cupboard, airing cupboard and loft hatch which is part boarded with power and pull down ladder.

Bedroom One 3.11m (max) x 3.64m (max)

Double glazed window to the front, radiator and free standing wardrobes.

Bedroom Two 2.96m x 2.90m

Double glazed window to the rear, radiator and wardrobe.

Bedroom Three 2.87m (max) x 2.53m (max)

Double glazed window to the front and radiator.

Bathroom

Suite comprising bath with shower over, W.C, wash hand basin, double glazed window to the rear, heated towel rail and part tiled walls.

Front Garden

There is a dropped kerb leading to a driveway with space for one car, steps lead to the entrance, lawn area and garage.

Rear Garden

The rear garden is laid to lawn with a patio area, planted beds, hedgerow border, side gate access and there is an outside tap.

Garage

With 'up and over' door, power and light.

Key Features

- Three bedrooms
- Quiet cul-de-sac position
- Beautifully presented throughout
- Walking distance of Leonardo Helicopters, schools and amenities
- Driveway
- Garage

Contact Us

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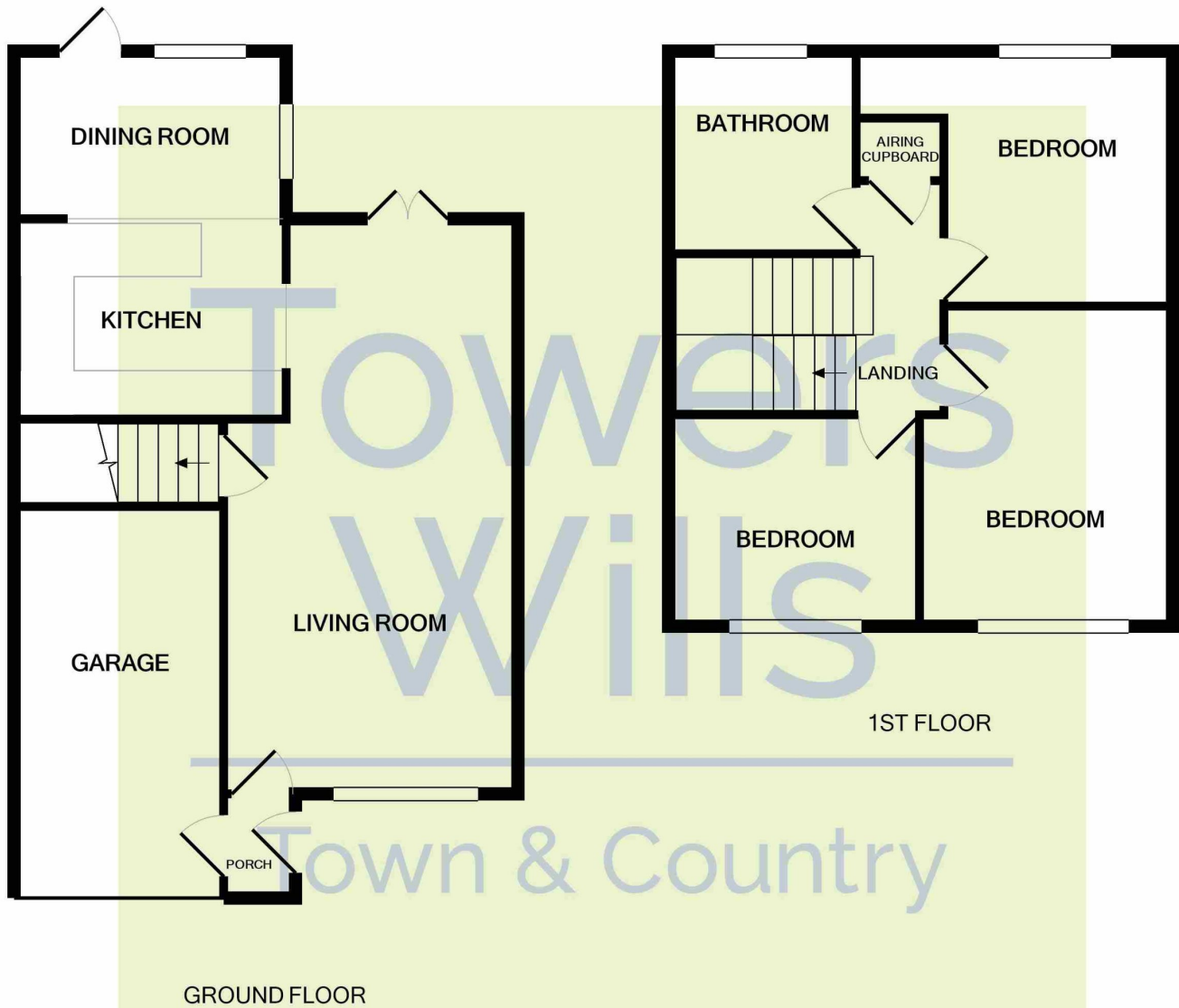
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Energy Efficiency

Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C		
55-68	D	65 D	
39-54	E		
21-38	F		
1-20	G		



Floor Plan



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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