

# Towers Wills

Town & Country

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**28, Hawkfinch Drive, Yeovil, Somerset BA22 8GH**

**Offers Over £300,000**

Towers Wills welcome to the market this stunning three bedroom end-of-terrace family home, built in 2021 by Persimmon Homes where internal inspection is strongly advised to fully appreciate this beautiful family home. The property briefly comprises; reception hallway, cloakroom, spacious living room, dining room, kitchen, three bedrooms, master en-suite, family bathroom, parking for two and enclosed rear garden.

## Reception Hallway

A spacious reception area with door to the front and radiator.

## Cloakroom

Comprising of wash hand basin, w.c, radiator and window to the front.

## Living Room

A spacious dual aspect family living area with window to the front, double glazed doors opening to the rear garden, built-in feature fireplace and radiator.

## Dining Room

A bay fronted room with window to the front aspect and radiator.

## Kitchen

A well presented modern kitchen comprising of a range of wall, base and drawer units, work surfacing with inset one and a half bowl sink/drainers, integral electric oven, integral hob with cookerhood over, plumbing for washing machine, space for fridge/freezer, large under stairs storage cupboard, radiator, wall mounted boiler, double glazed window to the rear and double glazed door to the rear garden.

## First Floor Landing

With stairs from reception hallway, loft access, radiator and window to the rear.

## Master Bedroom

Double glazed window to the front, radiator and door to en-suite.

## En-suite

Comprising of shower cubicle, wash hand basin, w.c, tiling, radiator and double glazed window to the front.

## Bedroom Two

Double glazed window to the front, built-in storage cupboard and radiator.

## Bedroom Three

Double glazed window to the rear and radiator.

## Bathroom

An immaculately presented white suite comprising of wash hand basin, w.c, bath, heated towel rail, tiling and window to the front.

## Outside

To the front of the property is an area of garden, being majority laid to lawn with path to the front entrance.

## Parking

There is parking for two vehicles.

## Rear Garden

A good size rear garden enjoying a great degree of privacy, being majority laid to lawn with patio area for summer entertaining, borders stocked with

## Key Features

- Immaculate Family Home
- Three Bedrooms
- Two Reception Rooms
- Master En-suite
- Parking
- Gardens

## Contact Us

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## Energy Efficiency

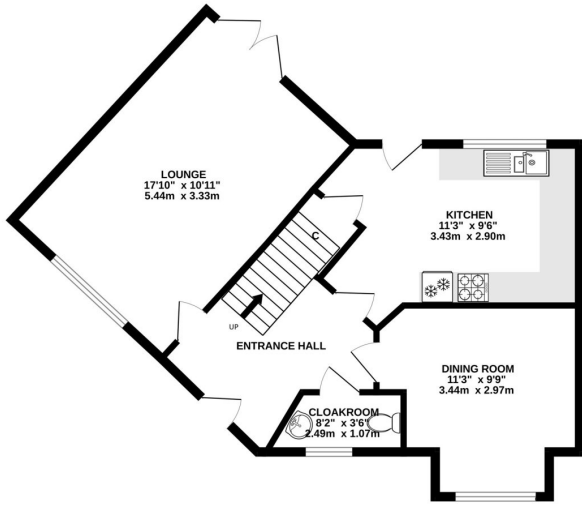
Score	Energy rating	Current	Potential
92+	A		94 A
81-91	B	84 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

a variety of shrubs, outside tap, outside light, outside power point and enclosed with gated access to the parking area.

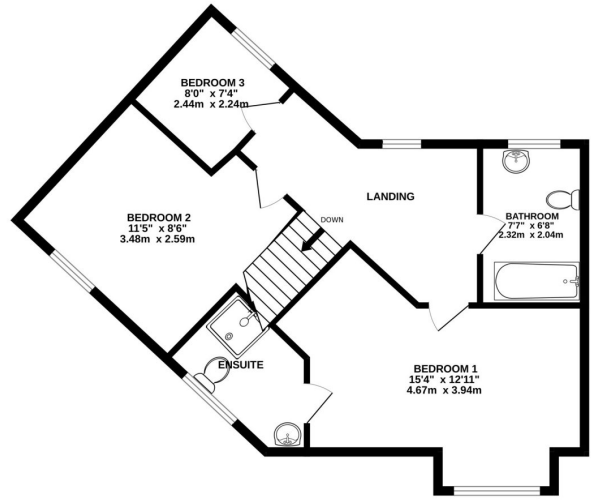


# Floor Plan

GROUND FLOOR  
658 sq.ft. (61.1 sq.m.) approx.



1ST FLOOR  
654 sq.ft. (60.8 sq.m.) approx.



TOTAL FLOOR AREA : 1313 sq.ft. (121.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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