

Towers Wills

Town & Country

📞 01935 577 032 | 01460 298 530 | ✉ info@towerswills.co.uk



29, Northfield, Yetminster, Sherborne, Dorset DT9
6EZ

Guide Price **£318,500**

This well presented three bedroom semi-detached house is situated in the popular village of Yetminster. The property comprises; entrance hall, downstairs w/c, kitchen with utility cupboard, lounge, three double bedrooms, master bedrooms with ensuite, family bathroom, low maintenance rear garden and driveway parking for up to three cars with an electric vehicle charging point.

Entrance Hall

Understairs cupboard, downstairs W/C and stairs leading to the first floor.

Cloakroom

Low level W/C, wash hand basin and heated towel rail.

Lounge 5.96m x 3.18m

Double glazed window to the front, double glazed patio doors to the rear and a radiator.

Kitchen/Diner 5.97m x 3.18m

Fitted kitchen with a range of wall and base units, double glazed patio doors, double glazed window to the front, stainless steel sink with drainer, two radiators, integrated dishwasher, double oven, induction hob with cooker hood over, integrated for a fridge/freezer, part tiling and door to utility cupboard.

Utility Room

Plumbing for a washing machine.

First Floor Landing

Double glazed window to the front, doors to first floor accommodation and radiator.

Bedroom One 3.35m x 3.19m

Double glazed window to the front, built-in wardrobe and a radiator.

Ensuite 2.52m x 1.58m

Double glazed window to the side, walk in shower, low level W/C, wash hand basin, heated towel rail, tiled flooring and extractor fan.

Bedroom Two 3.21m x 2.89m

Double glazed window to the front and a radiator.

Bedroom Three 3.19m x 2.97m

Double glazed window to the rear and a radiator.

Bathroom 1.96m x 2.88m

Double glazed window to the rear, low level W/C, wash hand basin, bath with shower over, heated towel rail and extractor fan.

Outside

To the rear of the property is a low maintenance rear garden with patio area, artificial grass and gate to the side leading to off road parking for three cars.

Key Features

- Popular Village Location
- Semi-detached
- Three Double Bedrooms
- Master En-suite
- Low Maintenance Rear Garden
- Driveway Parking

Contact Us

Towers Wills Estate Agents - Yeovil

114, Hendford Hill
Yeovil

Somerset

BA202RF

T: 01935 577032

E: info@towerswills.co.uk

Energy Efficiency

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	75 C	87 B
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Floor Plan



Please Note No tests have been undertaken of any of the services and any intending purchasers should satisfy themselves in this regard. Towers Wills Ltd for themselves and for the vendor of this property whose agents they are, give notice that, (i) these particulars do not constitute any part of an offer or contract, (ii) all statements contained within these particulars are made without responsibility on the part of Towers Wills or the vendor, (iii) whilst made in good faith, none of the statements contained within these particulars are to be relied upon as a statement of representation or fact, (iv) any intending purchaser must satisfy him/herself by inspection or otherwise as to the correctness of each of the statements contained within these particulars, (v) the vendor does not make or give either Towers Wills or any person in their employment any authority to make or give representation or warranty whatsoever in relation to this property.

Photographs / Floor Plans Photographs are reproduced for general information and it must not be inferred that any item is included for sale with this property. Please note floor plans are not to scale and are for identification purposes only. The photographs used in these particulars may have been taken with the use of a wide angle lens. If you have any queries as to the size of the accommodation or plot, please address these with the agent prior to making an appointment to view

Towers Wills

The White House, 114 Hendford Hill, Yeovil BA20 2RF

Yeovil 01935 577032 / South Petherton 01460 298530

info@towerswills.co.uk | www.towerswills.co.uk