

# Towers Wills

Town & Country

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**37, Rowan Way, Yeovil, Somerset BA20 2NP**

**Guide Price £200,000**

Towers Wills are pleased to welcome to market this well presented two bedroom terraced house, set in this popular residential location and offering close convenience to local shops, schools and bus routes. The house benefits from two bedrooms, conservatory, gas central heating, UPVC double glazing, modern bathroom suite, enclosed rear garden and garage to the rear. Ideal for First Time Buyers or Investors.

**Entrance Porch** 1.53m x 1.08m

Double glazed door to the front, double glazed window to the front and single door leading to the living area.

**Living Area** 3.31m x 4.19m

Double glazed window to the front, radiator and small hallway with stairs leading to the first floor.

**Kitchen** 2.66m x 4.18m

Comprising of a range of wall, base and drawer units, work surfacing with sink/drainage, space for washing machine, space for fridge freezer, oven with cookerhood over, boiler, radiator, laminate flooring, window to conservatory and under stairs storage cupboard.

**Conservatory** 2.55m x 3.16m

Double glazed sliding patio doors to the rear and door to kitchen.

**First Floor Landing**

Doors to first floor accommodation and access to the loft space.

**Bedroom One** 4.20m x 3.28m

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

**Bedroom Two** 2.15m x 2.67m

Double glazed window to the rear and radiator.

**Family Bathroom** 1.86m x 1.96m

Suite comprising tiled bath with shower over, wash hand basin, low level w.c, double glazed window to the rear, spotlights and tiled flooring.

**Outside**

To the rear is a lawn area with a small patio seating area leading from the conservatory and path leading to the rear gate.

**Garage in a Block** 2.52m x 5.21m

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

## Key Features

- Popular Location
- Two Bedrooms
- Conservatory
- Rear Garden
- Garage in a Block
- Ideal First Time Buy/Investment Opportunity

## Contact Us

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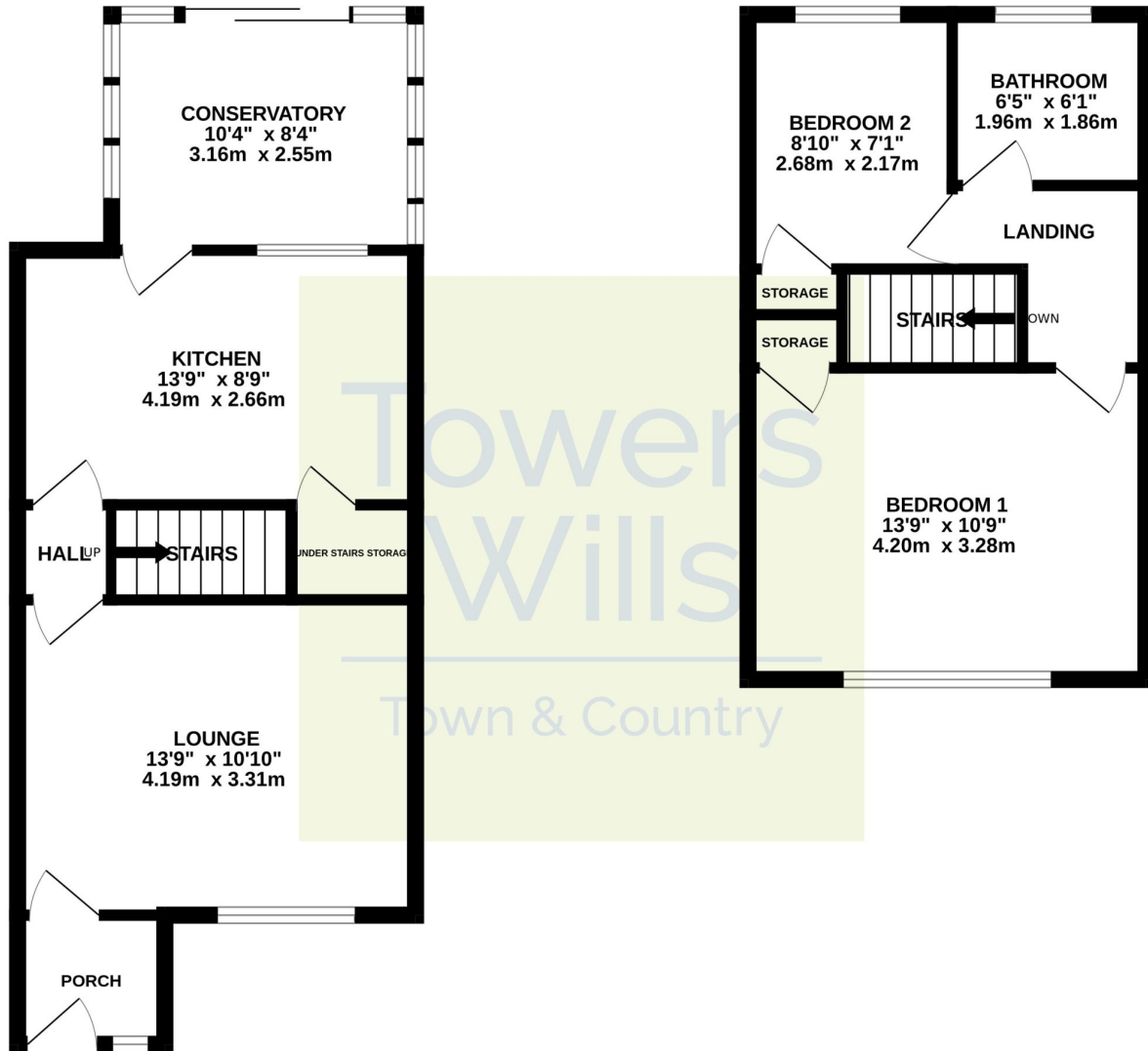
E: [info@towerswills.co.uk](mailto:info@towerswills.co.uk)



# Floor Plan

GROUND FLOOR

1ST FLOOR



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