

Towers Wills

Town & Country

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**13, Little Sammons, Chilthorne Domer, Yeovil,
Somerset BA22 8RB**

£260,000

Towers Wills welcome to market this end of terrace property situated in the village of Chilthorne Domer. Selling with no onward chain this property briefly comprises of; lounge, conservatory, downstairs WC, kitchen/diner, utility room, three bedrooms, modern shower room, large rear garden, ample driveway parking and benefits from gas central heating (LPG). The popular village of Chilthorne Domer is situated just a few miles outside of Yeovil Town and includes a sought-after Primary School, Italian restaurant and village hall. **NO ONWARD CHAIN.**

Entrance Hall

Double glazed door to the front, two double glazed windows to the front, radiator and cupboard.

Lounge 5.26m x 3.36m – maximum measurements

Double glazed window to the front, two radiators and double glazed French doors to conservatory.

Conservatory 3.60m x 3.02m – maximum measurements

Double glazed windows to the rear and side, double glazed French doors to the rear garden, power and light.

Kitchen/Diner 3.09m x 3.85m – maximum measurements

Comprising of a range of wall, base and drawer units, work surfacing with stainless steel one and a half bowl sink drainer, double glazed window to the rear, radiator, cupboard, integrated induction hob, integrated electric oven and extractor over.

Utility Room 3.66m x 1.99m – maximum measurements

Wall and base units, work surfacing, space for fridge freezer, plumbing for washing machine and dishwasher, space for dryer, double glazed door to the rear garden and LPG central heating boiler.

W.C

Includes double glazed window to the rear, wash hand basin, w.c and radiator.

First Floor Landing

Double glazed window to the front, cupboard and loft hatch.

Shower Room 2.07m x 1.77m

Comprising low level shower cubicle with electric shower, wash hand basin, w.c, heated towel rail, extractor fan and double glazed window to the rear.

Bedroom One 3.20m x 2.97m plus door recess – maximum measurements

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

Bedroom Two 1.76m x 4.27m – maximum measurements

Double glazed windows to the front and side and radiator.

Bedroom Three 3.16m x 2.49m – maximum measurements

Double glazed window to the rear, radiator and fitted wardrobe.

Front Garden

Ample driveway parking and side gate to access the rear garden.

Rear Garden

The rear garden is largely laid to lawn with mature shrubs and planted borders, decked and patio seating areas, LPG tank, outside tap and side access.

Key Features

- NO ONWARD CHAIN
- Popular Village Location
- End of Terrace
- Three Bedrooms
- Ample Driveway Parking
- Large Rear Garden

Contact Us

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Energy Efficiency

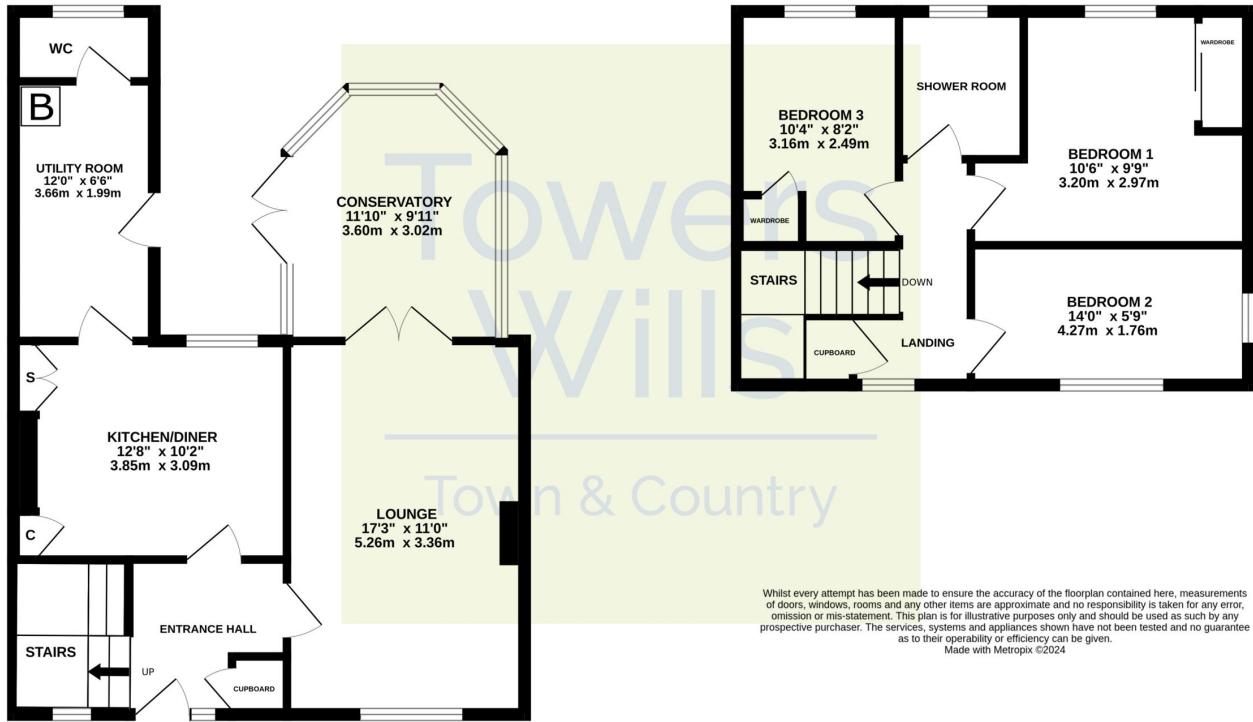
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		65 D
39-54	E	39 E	
21-38	F		
1-20	G		



Floor Plan

GROUND FLOOR

1ST FLOOR



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