

Towers Wills

Town & Country

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14, Crane Road, Yeovil, Somerset BA22 8FW

£199,995

Towers Wills are pleased to market this ideal first time buy or buy to let. Situated on the popular Agusta Park development and newly built in 2020, the property benefits from the remainder of its 10-year NHBC warranty. Property briefly comprises of; allocated parking, downstairs WC, two double bedrooms, lounge, kitchen/diner, bathroom and enclosed rear garden.

Entrance Hall

Door to the front and radiator.

Downstairs W.C

Double glazed window to the front, wash hand basin, w.c and radiator.

Lounge 4.61m x 2.84m – maximum measurements

Double glazed window to the front, radiator and under stairs cupboard.

Kitchen/Diner 2.70m x 3.83m – 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 French doors to the rear garden, double glazed window to the rear, radiator, integrated gas hob with extractor fan over, integrated electric oven, space for washing machine, space for fridge freezer and gas comic boiler.

First Floor Landing

Includes loft hatch.

Family Bathroom

Suite comprising bath with mixer tap shower, wash hand basin, w.c, radiator and extractor fan.

Bedroom One 2.61m x 3.89m – maximum measurements

Two double glazed windows to the front, built-in wardrobe and radiator.

Bedroom Two 2.49m x 3.90m – maximum measurements

Double glazed window to the rear and radiator.

Front Garden

To the front of the property is a grass area acting as a useful bin store.

Parking

There is allocated parking for one vehicle.

Rear Garden

The rear garden is largely laid to lawn with gated rear access.

Key Features

- Augusta Park Development
- Terrace Property
- Two Double Bedrooms
- Allocated Parking
- Rear Garden

Contact Us

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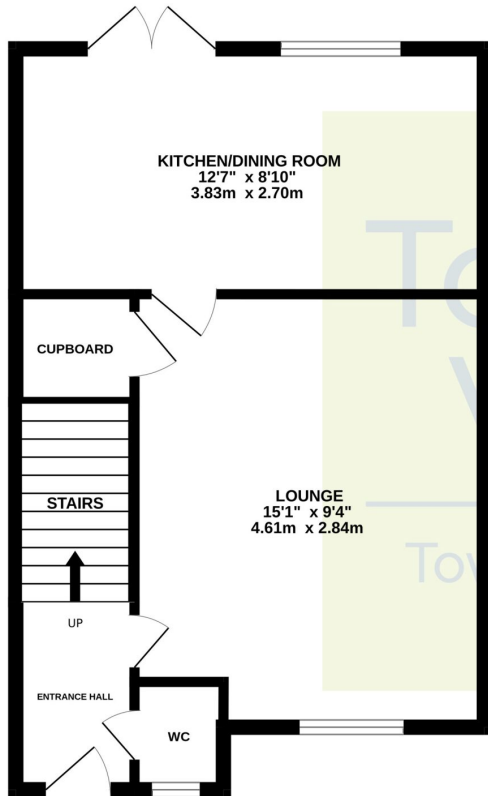
Energy Efficiency

Score	Energy rating	Current	Potential
92+	A		97 A
81-91	B	83 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

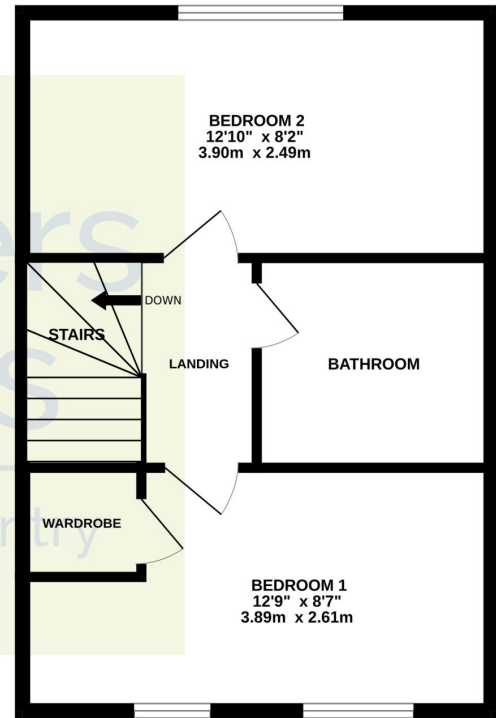


Floor Plan

GROUND FLOOR



1ST FLOOR



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