

Towers Wills

Town & Country

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1, Burrow Hill View, Martock, Somerset TA12 6FS

Offers Over **£290,000**

Towers Wills are delighted to present, this immaculate three bedroom semi-detached home, newly built in 2020 and briefly comprising of; off road parking for three vehicles, lounge, downstairs w.c, kitchen/diner, three bedrooms, master en-suite and family bathroom. The property is selling with no onward chain and is one, not to be missed! Please contact Towers Wills for more information and to arrange a viewing.

Entrance Hall

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

Downstairs W.C

1.75m x 0.97m

Wash hand basin, w.c, radiator and extractor fan.

Lounge

4.76m x 3.29m

Double glazed windows to the front and side and radiator.

Kitchen/Diner

4.73m x 2.69m – maximum measurements

Kitchen Area

Comprising of a range of wall, base and drawer units, work surfacing with stainless steel one bowl sink drainer, integrated gas hob with extractor over, integrated electric oven, space for fridge freezer, gas combi boiler and integrated washing machine.

Dining Area

Double glazed windows to the front and rear, double glazed French door to the rear garden and radiator.

First Floor Landing

With loft hatch and cupboard.

Bathroom

Suite comprising bath with shower over, wash hand basin, w.c, double glazed window to the front, radiator and extractor fan.

Bedroom One

3.29m x 3.32m – maximum measurements

Double glazed window to the side and radiator.

En-suite

Includes shower cubicle with electric shower, wash hand basin, w.c, extractor fan, shaver point, radiator and double glazed window to the front.

Bedroom Two

2.68m x 3.62m – maximum measurements

Double glazed window to the front and radiator.

Bedroom Three

2.00m x 2.70m – maximum measurements

Double glazed window to the side and radiator.

Front Garden

To the front of the property is a lawn area, enclosed by low level brick wall and iron railings and planted borders.

Rear Garden

To the rear is a decked seating area with gravel areas, wooden shed, outside tap, outside power and rear gate to the parking area.

Parking

There is off road parking for three vehicles in tandem.

Agents Note

Key Features

- Semi-Detached
- Three Bedrooms
- Master En-suite
- Newly Built In 2020
- Off Road Parking for Three Vehicles
- NO ONWARD CHAIN

Contact Us

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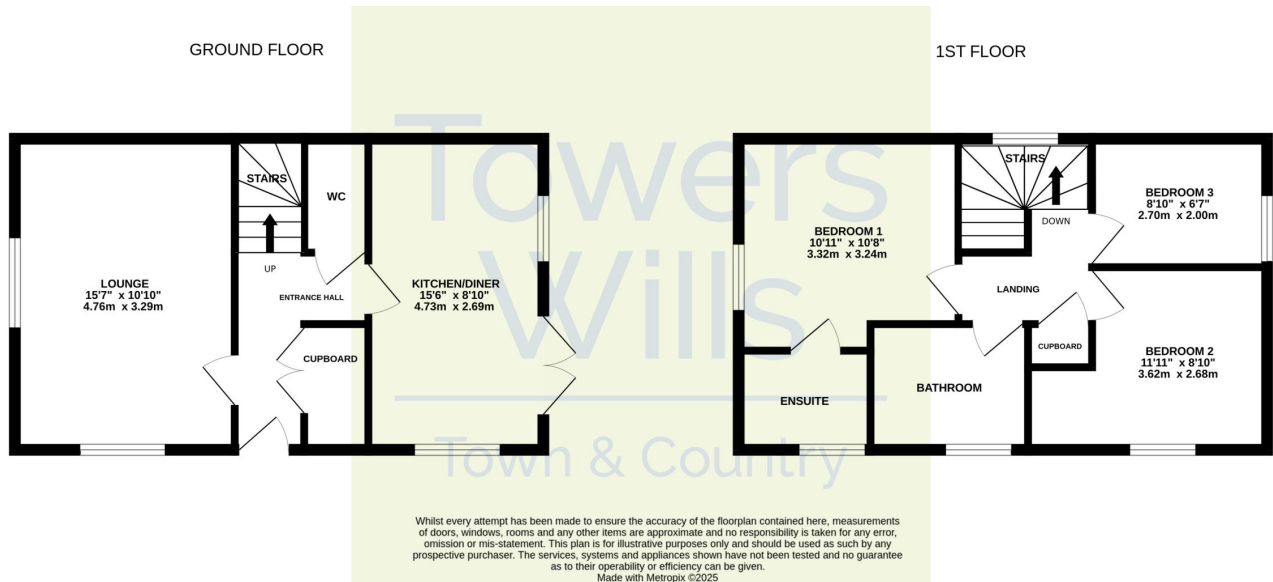
Energy Efficiency

Score	Energy rating	Current	Potential
92+	A		96 A
81-91	B	84 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

The vendors have advised us of a site maintenance charge of £150 per 6 months.



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.

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Towers Wills

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