

Towers Wills

Town & Country

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1, Clare Grange, Yeovil, Somerset BA22 8GE

£180,000

Towers Wills are pleased to offer to market this well presented and spacious two double bedrooms ground floor apartment set in a tucked away position close to many local amenities. Selling with no onward chain, the apartment briefly comprises; entrance hall, two double bedrooms, kitchen, lounge, rear porch, enclosed rear garden, off road parking and car port. Internal viewing is highly advised to fully appreciate the space throughout

Entrance door leading into the hall.

Hall

With storage cupboard, coved ceiling and tiled floor.

Kitchen 2.58m 4.76m

A modern kitchen fitted with patterned worktops and cream doors with a range of wall and base units. A stainless steel sink drainer unit with mixer tap, a four ring gas hob with oven under, extractor hood over, plumbing for washing machine, space for fridge/freezer, wall mounted boiler, part tiled walls, coved ceiling, radiator and two windows with outlook to the rear.

Lounge 3.91m x 5.09m

With bay window outlook to the front, timber floor boards, coved ceiling and radiator.

Bedroom One 3.89m x 5.23m

With bay window outlook to the front, coved ceiling and radiator.

Bedroom Two 3.53m x 4.99m

A dual aspect room with outlook to the rear and side, coved ceiling and radiator.

Bathroom 2.46m x 3.87m

A white suite with freestanding roll top bath, WC, pedestal hand basin, stone flooring, radiator, tiled walls, shaver point, extractor fan and window with outlook to the side.

Rear Porch 1.50m x 2.33m

With window outlook to the side, door leading to bedroom two and door leading out to the garden.

Garden

Paved patio area. Gravelled garden. Secondary circular patio area. Outside light. Garden is enclosed by fencing and enjoys a good degree of privacy. It also has two access points, one communal entrance and one private.

Parking

To the front of the building there is one allocated parking space. To the side is a carport with a further allocated parking space

Agents Notes

The vendor has advised Towers Wills that the property is “Share of Freehold” between the two properties in the block and that there are no set charges.

Key Features

- Ground floor apartment
- No onward chain
- Two bedrooms
- Desirable location
- In excellent condition throughout
- Parking for several vehicles
- Courtyard garden

Contact Us

Towers Wills Estate Agents - Yeovil

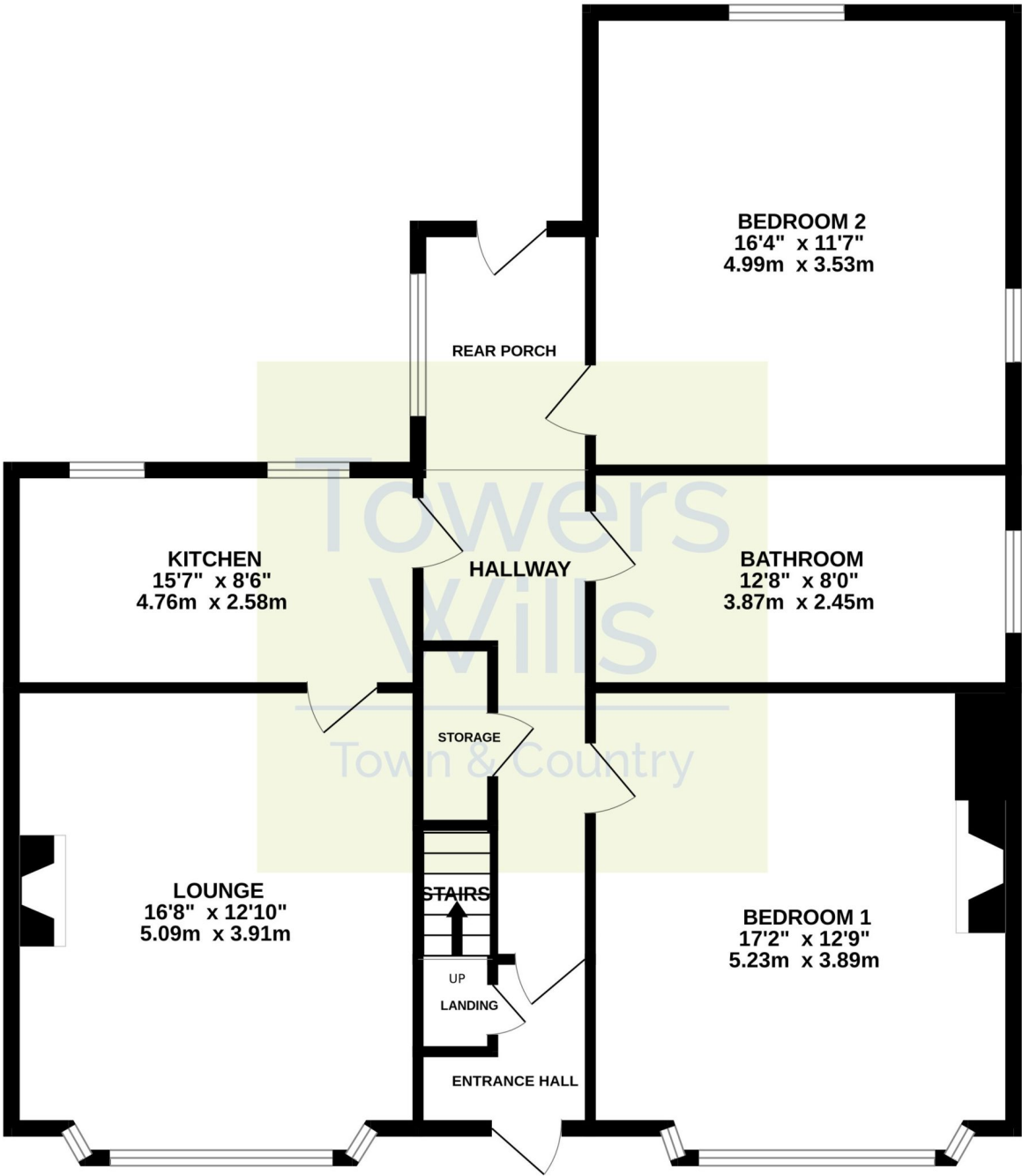
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Energy Efficiency

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	78 C	78 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Floor Plan



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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