

Towers Wills

Town & Country

📞 01935 577 032 | 01460 298 530 | ✉ info@towerswills.co.uk



90, Hillcrest Road, Yeovil, Somerset BA21 4RB

£230,000

Towers Wills are delighted to bring to market this spacious and three-bedroom semi-detached home offering generous gardens and ample driveway parking. Situated close to local amenities, this ideal first-time buy boasts a modern style kitchen and bathroom, separate lounge and dining rooms, utility, and front and rear gardens – all perfect for family living. NO ONWARD CHAIN.

Key Features

- Three Bedrooms
- Spacious Lounge & Separate Dining Room
- Modern Style Kitchen & Utility Room
- Contemporary Family Bathroom
- Large Front & Rear Gardens
- Driveway Parking for 2–3 Vehicles
- Ideal First-Time Purchase
- NO ONWARD CHAIN

Contact Us

**Towers Wills Estate
Agents - Yeovil**

114, Hendford Hill

Yeovil

Somerset

BA202RF

T: 01935 577032

E: info@towerswills.co.uk

Energy Efficiency

Accommodation:

Porch – 1.06m x 1.83m

With double glazed door to front and double glazed windows to front and side aspects.

Lounge – 5.68m max x 3.18m max

A light and spacious dual-aspect room with double glazed window to the front, French doors opening to the rear garden, and two radiators.

Dining Area – 3.11m max x 2.93m max

Double glazed window to the front, radiator, under-stairs storage cupboard and open archway through to:

Kitchen – 2.22m x 3.04m (plus door recess)

Fitted with a modern range of wall and base units with work surfaces over, integrated gas hob, integrated electric oven with extractor hood over, one and a half bowl stainless steel sink drainer, and built-in cupboard housing the gas central heating boiler. Double glazed window to rear.

Utility Room – 2.53m max x 2.46m max (irregular shaped)

A practical and versatile space with single glazed windows to front and rear, space for washing machine, dishwasher, and fridge freezer. Double glazed doors provide access to both the front and rear gardens.

Landing

With double glazed window to rear, radiator, and loft hatch.

Bathroom

A modern family bathroom fitted with a panelled bath, separate shower cubicle, wash hand basin, WC, extractor fan, heated towel rail, and double glazed window to the rear.

Bedroom One – 4.33m max x 3.05m max

Spacious double bedroom with double glazed window to the front, radiator, and built-in storage cupboard.

Bedroom Two – 2.91m x 3.24m

Double glazed window to the front, radiator, and built-in cupboard.

Bedroom Three – 2.59m max x 2.75m max

With double glazed window to the rear and radiator.

Outside

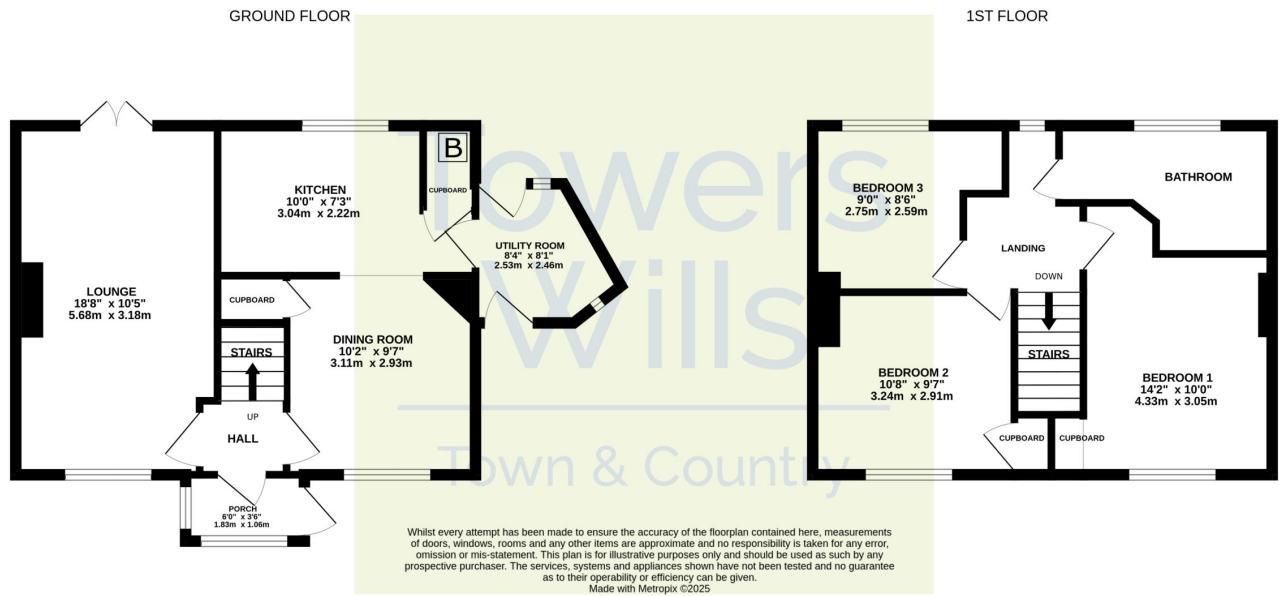
To the front of the property is a generous lawned garden with hedge boundaries and a driveway providing off-road parking for 2/3 vehicles. The rear garden is of a good size and mainly laid to lawn, with planted borders, outside tap, and wooden storage shed – ideal for families, gardening enthusiasts, or entertaining.

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

A superb opportunity to acquire a well-balanced family home in a popular residential area – early viewing is strongly advised.



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.

Photographs / Floor Plans Photographs are reproduced for general information and it must not be inferred that any item is included for sale with this property. Please note floor plans are not to scale and are for identification purposes only. The photographs used in these particulars may have been taken with the use of a wide angle lens. If you have any queries as to the size of the accommodation or plot, please address these with the agent prior to making an appointment to view