



## 9, Burrow Hill View, Martock, Somerset TA12 6FS

Offers Over **£270,000**

Towers Wills are delighted to bring to the market this generously proportioned and beautifully presented three-bedroom semi-detached home, situated within a popular residential development on the edge of the sought-after village of Martock. Conveniently positioned for easy access to the village amenities, commuter routes and nearby transport links, this attractive home has been well maintained by the current owners and would suit a range of purchasers including first-time buyers, young families and those looking to move to this desirable village location.

### Accommodation:

The accommodation briefly comprises an entrance hall with access to a downstairs cloakroom, as well as the spacious and welcoming lounge. A further door provides access to the modern kitchen/diner, which is fitted with a range of units and benefits from built-in integral appliances. French doors open directly onto the rear garden, creating an ideal space for both everyday living and entertaining.

To the first floor are three well-proportioned bedrooms, with the principal bedroom enjoying the advantage of an ensuite shower room, whilst a family bathroom serves the remaining bedrooms.

### Outside:

Externally, the property benefits from driveway parking to the front for up to three vehicles. To the rear is a particularly spacious and attractive garden, comprising a small patio seating area with the remainder laid mainly to lawn, bordered by shrubs and enclosed by timber fencing. A side gate provides convenient access to and from the property.

An early viewing is highly recommended to fully appreciate the space, presentation and excellent location this lovely home has to offer.

## Key Features

- Semi Detached
- Three Bedrooms
- Popular Village of Martock
- Driveway Parking
- Rear Garden

## Contact Us

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## Energy Efficiency

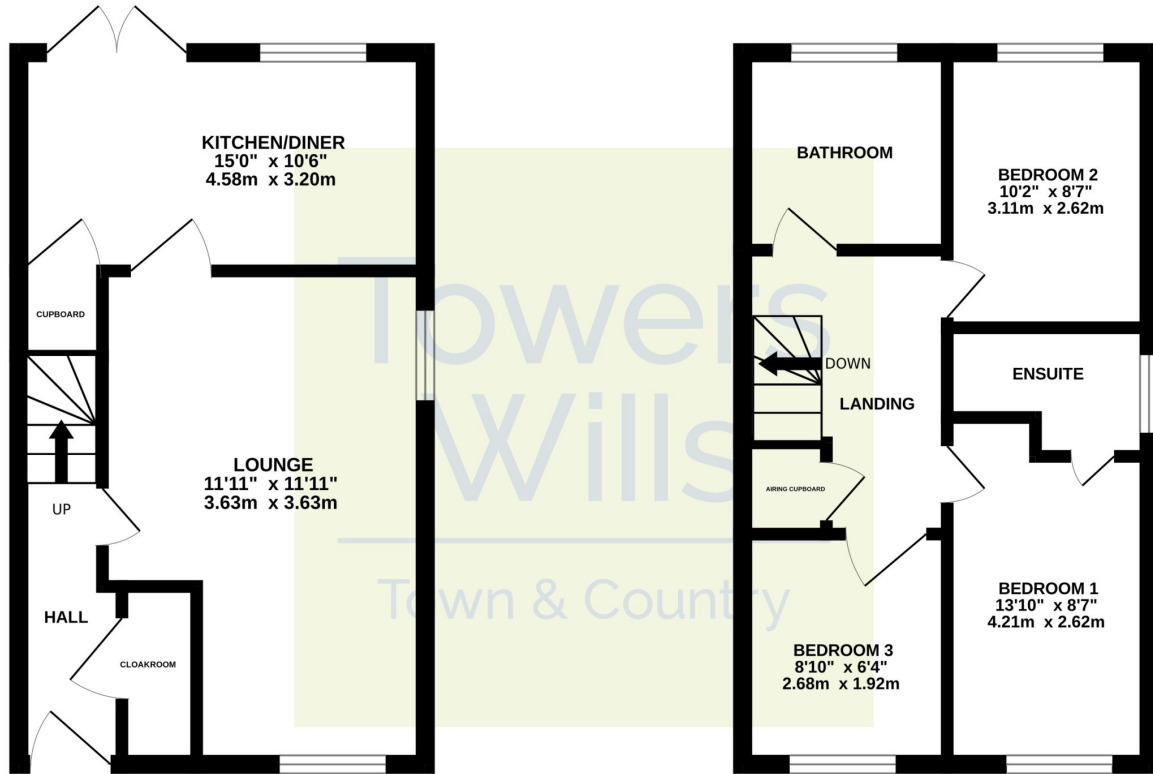
Score	Energy rating	Current	Potential
92+	A		96 A
81-91	B	84 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		



# Floor Plan

GROUND FLOOR

1ST FLOOR



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