

Towers Wills

Town & Country

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55, Preston Grove, Yeovil, Somerset BA20 2BJ

£395,000

Towers Wills are delighted to welcome to the market this substantial four-bedroom semi-detached family home, situated within the popular Preston Grove, conveniently located within walking distance of Yeovil town centre and a range of local amenities. The property has been extended with a two-storey side extension, creating a master bedroom with en suite and an additional reception room, offering spacious and versatile accommodation throughout. Benefitting from a sitting room, second reception/living room, study area, cloakroom, open plan kitchen/diner and downstairs WC, together with ample driveway parking, garage and a delightful rear garden, this property would make an ideal family home. Early viewing is highly recommended.

Accommodation:

Entrance Hall

Stained glass entrance door with matching stained glass window to the front, radiator and understairs storage cupboard.

WC

Double glazed window, WC and wash hand basin.

Sitting Room – 4.32m (max) x 3.62m (max)

Double glazed bay window to the front, radiator and fireplace.

Study Area – 3.66m x 2.98m

Radiator, feature fireplace and archway opening into the kitchen/diner.

Kitchen/Diner – 5.08m x 3.37m

Fitted with a range of wall and base units incorporating a one and a half bowl sink with drainer, space for a fridge/freezer, space for a gas cooker with extractor hood over, space for a washing machine and tumble dryer. Double glazed window to the rear, double glazed door opening to the rear garden, radiator and wall mounted gas combination boiler.

Coat Room – 2.77m x 2.05m

Useful store area with radiator.

Second Reception/Living Room – 5.36m (max) x 3.30m (max)

Double glazed window to the side, double glazed French doors opening to the rear garden and radiator.

First Floor Landing

Loft hatch and storage cupboard.

Bedroom One – 5.10m x 3.27m

Double glazed windows to the front and side and radiator.

En Suite

Double glazed window to the rear, shower cubicle, WC, wash hand basin and radiator.

Bedroom Two – 4.45m (into bay) x 3.63m (max)

Double glazed bay window to the front, radiator and feature fireplace.

Bedroom Three – 3.67m x 3.37m

Double glazed window to the rear, radiator and feature fireplace.

Bedroom Four – 2.10m x 1.82m

Double glazed bay window to the front and radiator.

Family Bathroom

Double glazed window to the rear, bath, separate shower cubicle, WC,

Key Features

- Extended Semi-Detached Family Home
- Popular Location
- Four Bedrooms
- Master En-suite
- Two Reception Rooms
- Garage & Driveway
- Delightful Rear Garden

Contact Us

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Energy Efficiency

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

wash hand basin, radiator and extractor fan.

Outside

To the front of the property is a large, gated driveway providing ample off-road parking.

While largely laid to lawn, the rear garden enjoys both patio and decked seating areas, together with well-stocked planted borders, a vegetable patch, outside tap and gated side access.

Garage – 5.65m x 3.31m

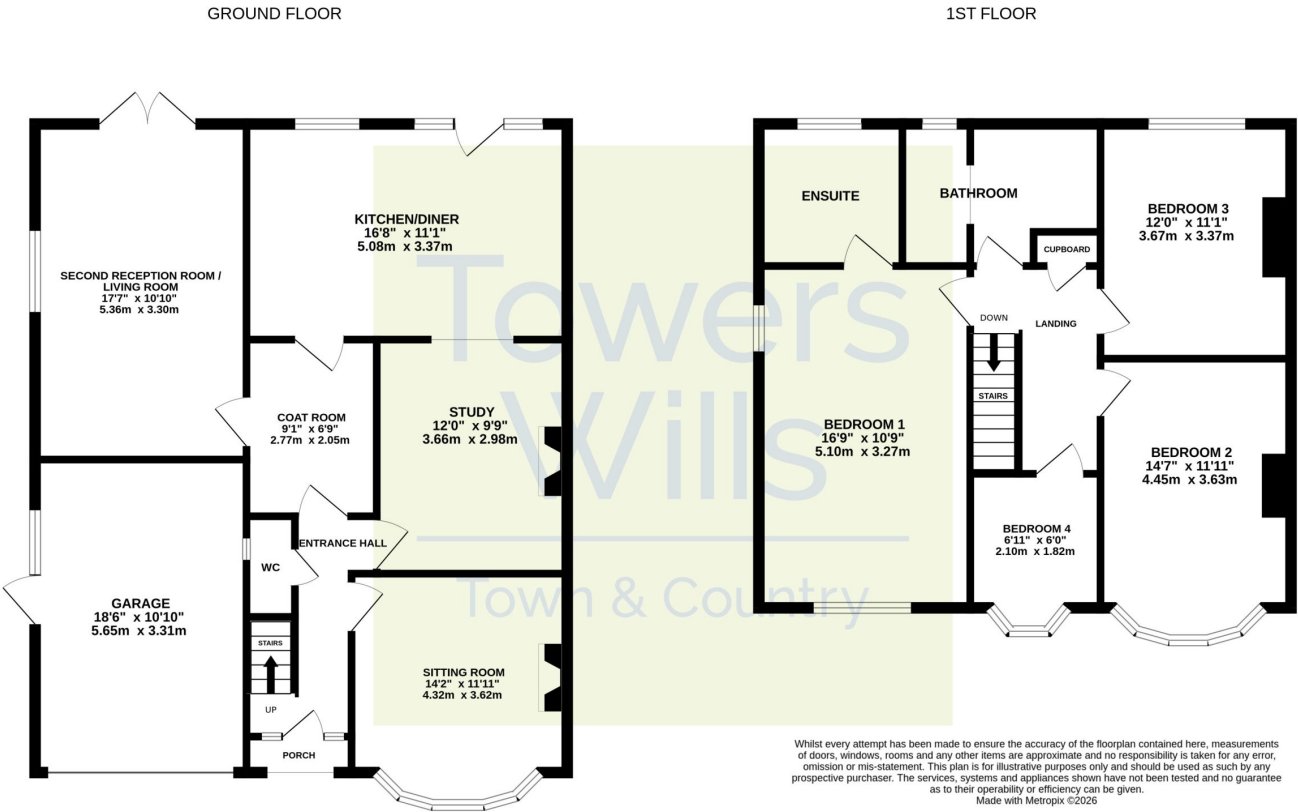
Up and over door to the front, power and lighting, personal door to the side and single glazed window to the side.

Wooden Storage Shed – 3.50m x 2.20m

Useful potting or storage shed.



Floor Plan



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