

Towers Wills

Town & Country

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10, Buller Avenue, Yeovil, Somerset BA22 8SN

Guide Price £425,000

Towers Wills welcome to market this spacious detached family home situated in a cul-de-sac within a large plot on the popular western side of Yeovil. Well-presented throughout the property benefits from ample off-road parking, garage, downstairs cloakroom, lounge and separate dining room, kitchen with utility and upstairs the family bathroom plus four bedrooms and a master en-suite.

Entrance Hall

Two double glazed windows to the front, double glazed door to the front, under stairs cupboard, radiator and separate cupboard.

Downstairs W.C

Double glazed window to the front, w.c, wash hand basin and vanity unit.

Lounge 3.63m x 5.49m - maximum measurements

Radiator, double glazed windows to the front and rear, two double glazed windows to the side and a log burner.

Dining Room 4.81m x 3.44m - maximum measurements

Radiator and double glazed French doors to the rear.

Kitchen 3.60m x 3.64m - maximum measurements

Comprising of a range of wall, base and drawer units, work surfacing with stainless steel one and a half bowl sink drainer, radiator, double glazed window to the rear, archway to utility, integrated gas hob, integrated electric oven, space for dishwasher and central heating boiler.

Utility Area 1.93m x 2.23m - maximum measurements

Stainless steel one bowl sink drainer, space for dryer and space for washing machine.

First Floor Landing

Double glazed window to the front, loft hatch and airing cupboard including tank.

Bathroom

Suite comprising bath, wash hand basin, w.c, double glazed window to the front, extractor fan, heated towel rail and separate shower cubicle with power shower.

Bedroom One 4.23m x 3.67m - maximum measurements

Double glazed window to the front, radiator and open box arch to the en-suite area.

En-suite

Suite comprising shower cubicle with electric shower, wash hand basin with vanity unit, w.c, double glazed window to the rear, radiator and extractor fan.

Bedroom Two 3.64m x 3.67m - maximum measurements

Double glazed windows to the side and rear, radiator and built-in wardrobe.

Bedroom Three 2.73m x 2.33m

Two double glazed windows to the rear, radiator and built-in wardrobe.

Bedroom Four 2.73m x 2.38m - maximum measurements

Two double glazed windows to the rear and radiator.

Outside

Key Features

- Detached
- Four bedrooms
- Quiet location
- En Suite
- Well presented

Contact Us

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Energy Efficiency

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		80 C
55-68	D		
39-54	E	52 E	
21-38	F		
1-20	G		

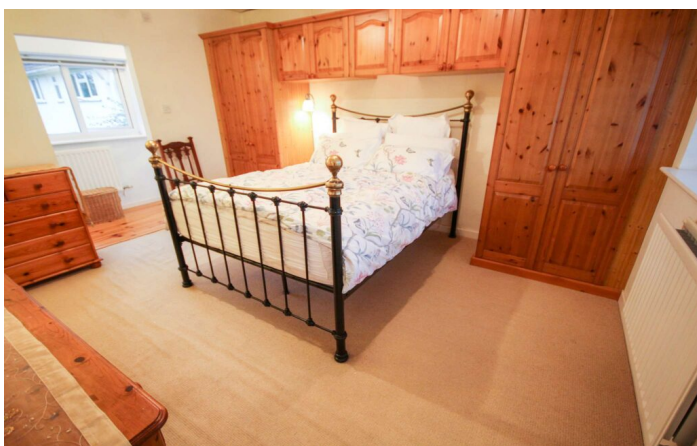
To the front of the property is largely laid to lawn with mature fruit trees, planted beds and driveway for three vehicles, leading to the single garage.

Single Garage

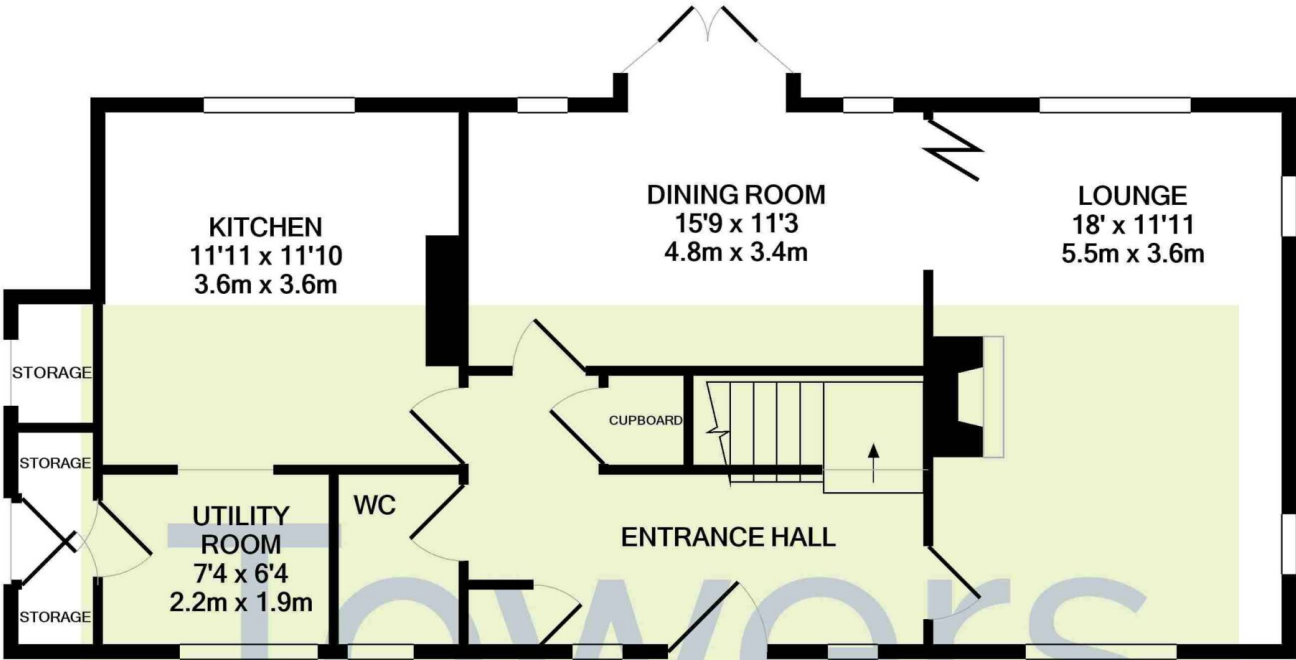
With 'up and over' door, power and light.

Rear Garden

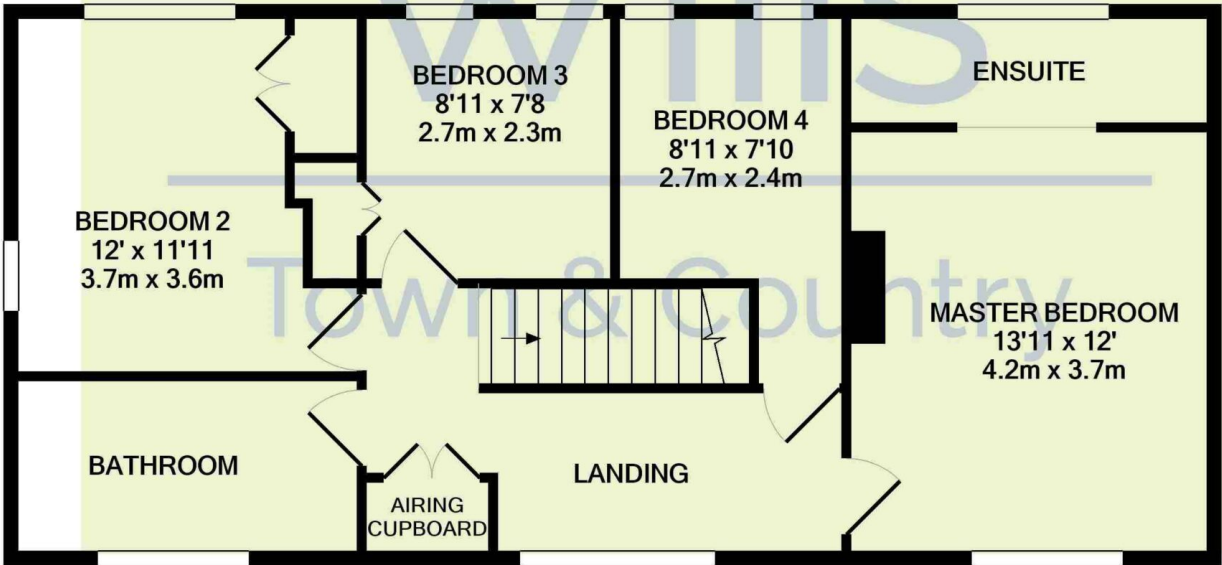
To the rear of the property is largely laid to lawn with planted beds, patio area, brick-built barbeque, side access, wooden shed, outside tap and power.



Floor Plan



GROUND FLOOR



1ST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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Towers Wills

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