



**Abbots Way, Yeovil BA21 3HX**

**welcome to**

**Abbots Way, Yeovil**

A four bedroom detached chalet bungalow, situated within a popular residential area of Yeovil and close to many local amenities. The accommodation offers a wealth of space, versatility and natural light throughout with externally boasting off road parking, garage and enclosed gardens.



### **Entrance**

Double glazed door to the front, opening into:

### **Entrance Hall**

Ample cloak space with tiled flooring. Radiator.

### **Inner Hall**

Airing cupboard. Access to the loft space. Doors opening into:

### **Lounge**

19' 3" x 12' ( 5.87m x 3.66m )

Two double glazed windows to the rear. Feature fireplace with decorative tiled surround, tiled hearth and wooden mantle. Stairs rising to the first floor. Aerial point. Exposed beams to the ceiling. Two radiators.

### **Kitchen/ Diner**

14' 3" x 9' 5" ( 4.34m x 2.87m )

Two double glazed windows to the front. A range of fitted wall, base and drawer units with work surface over and complementary tiled surround. Inset sink with mixer tap. Integrated four ring gas hob with cooker hood over. Integrated eye level double oven. Plumbing for dishwasher. Space for fridge/freezer. Space for dining table and chairs. Exposed beams to the ceiling. Tiled flooring. Door opening into:

### **Utility Room**

11' 7" x 10' ( 3.53m x 3.05m )

Double glazed window to the rear. A range of fitted wall, base and drawer units with work surface over and complementary tiled surround. Inset sink. Plumbing for washing machine and tumble dryer. Exposed beams to the ceiling. Tiled flooring. Double glazed door to the rear opening to the garden.

### **Bedroom Two**

13' 6" x 11' 8" ( 4.11m x 3.56m )

Double glazed window to the front. A range of built in wardrobes. Space for freestanding furniture. Radiator.

### **Bedroom Three**

9' 10" x 9' 3" ( 3.00m x 2.82m )

Double glazed window to the front. Space for free standing furniture. Radiator.

### **Bedroom Four**

10' 6" x 9' 2" ( 3.20m x 2.79m )

Double glazed window to the side. Space for free standing furniture. Radiator.

### **Cloakroom**

Double glazed window to the rear. WC. Fully tiled.

### **Bathroom**

Double glazed window to the rear. Suite comprising enclosed bath with electric shower over. Wash hand basin. Fully tiled.

### **First Floor Landing**

Opening into:

### **Bedroom One**

16' 1" x 9' 1" ( 4.90m x 2.77m )

Double glazed window to the side. Space for free standing furniture. Wall light points. Exposed ceiling beams. Radiator. Door opening into:

### **En Suite**

Suite comprising enclosed shower cubicle. Wash hand basin inset to vanity unit with ample storage. WC. Shaver point. Extractor fan.

### **Garage**

The garage is located in a block with up and over door to the front,

### **Outside**

Access via a driveway providing off road parking. A private paved path leads to the front entrance and continues around to the rear of the property, which is laid to shingle, providing an ideal seating/entertaining area to enjoy the summer sunshine.



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welcome to

## Abbots Way, Yeovil

- Detached Chalet Bungalow
- Four Double Bedrooms with En Suite to Master
- Spacious & Versatile Accommodation
- Garage & Off Road Parking
- Close to Many Local Amenities

Tenure: Freehold EPC Rating: Awaiting

Council Tax Band: C

# £250,000



Please note the marker reflects the postcode not the actual property

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