

STAGS

26A Silver Street, Ilminster, Somerset TA19 0DR

A newly refurbished 2/3 bedroom maisonette in the heart of Ilminster.

Ilminster Town Centre. - Taunton 13 Miles - Yeovil 15 Miles

• Newly Redecorated. • New Carpets Throughout. • Flexible Living Areas. • New Kitchen. • Available September 2026. • Prefer No Pets. • Council Tax Band B. • Deposit £1384. • Tenant Fees Apply.

£1,150 Per Month

01823 447355 | rentals.somerset@stags.co.uk

ACCOMMODATION TO INCLUDE
A black painted wooden door opens on to

ENTRANCE HALLWAY
With original terracotta tiled floor and newly painted walls.

STAIRS TO FIRST FLOOR
With newly fitted carpet, and radiator. Door opens on to

RECEPTION ROOM/BEDROOM THREE 11'4" x 10'7"
A good sized room for flexible living, with newly fitted carpet, double glazed UPVC sash windows to the front, radiator and satellite cables.

LIVING ROOM 13'10" x 12'1"
A light and bright family room, with newly fitted carpet, double glazed UPVC sash windows to the front, radiator and satellite cable.

KITCHEN 15'6" x 13'5"
A brand new Howdens kitchen with newly fitted grey wood effect laminate flooring, double glazed UPVC window to the rear, a range of new light grey fronted soft close wall and base units, wood effect laminate worktop, stainless steel sink unit, new extractor hood, new Lamona induction hob, new Lamona oven, radiator, space and plumbing for a washing machine and space for a fridge/freezer. Plumbing can be adjusted at tenants own cost should they like a dishwasher too.

STAIRS TO SECOND FLOOR
With newly fitted carpet, double glazed UPVC window to the rear, loft hatch, airing cupboard containing boiler and a single glazed window to the rear.

BATHROOM 13'9" x 6'9"
With fitted wood effect linoleum flooring, obscure double glazed UPVC window to the side, new bath with thermostatic shower over, radiator, WC, wash basin and mirror.

BEDROOM ONE
DOUBLE with newly fitted carpets, double glazed UPVC sash windows to the front, and two radiators.

BEDROOM TWO
SMALL DOUBLE with newly fitted carpet, double glazed UPVC sash windows to the front and radiator.

SERVICES
Mains Electric, Gas, Water and Drainage.
Gas Fired Central Heating.
Council Tax Band B.
All major phone networks good outdoors, variable indoors.
Broadband Standard Download 18 Mbps, Standard Upload 1 Mbps (Superfast and Ultrafast available - information obtained via Ofcom).

SITUATION
The property is situated in the centre of the charming market town of Ilminster, in the south of Somerset. Ilminster is readily equipped with a variety of shops, schools. amenities, leisure facilities, supermarkets and doctors surgeries. Further afield within easy reach are the larger towns of Yeovil and Taunton, providing further shopping amenities, scholastic facilities and healthcare. The County Town of Taunton provides access to the M5 Junction 25 as well as inhabits the mainline railway with direct links to London Paddington.

DIRECTIONS
From Taunton, take the A358 (E) road to Ilminster/Langport, and follow the road for 8 miles. At the roundabout, take the second exit on to Station Road heading in to Ilminster. At the roundabout, take the fist exit continuing on Station Road and continue for half a mile. Turn right on the North Street and at the end of the road, turn right on to Silver Street. Follow the road for a short distance and the property can be found on the right hand side.

LETTING
The property is available to let on an assured periodic tenancy, unfurnished and is available immediately. RENT: £1200pcm exclusive of all charges.
DEPOSIT: £1384 returnable at end of tenancy subject to any deductions (all deposits for a property let through Stags are held on their Client Account and administered in accordance with the Tenancy Deposit Scheme and Dispute Service). References required viewings strictly through the agents.
The Landlord would prefer no pets residing at this property.

HOLDING DEPOSIT AND TENANTS FEES
This is to reserve a property and set off against the first month's rent and deposit.
The Holding Deposit (equivalent of one weeks rent) will be withheld if any relevant person (including any guarantor(s)) withdraw from the tenancy, fail a Right-to Rent check, provide materially significant false information, or fail to sign their tenancy agreement (and / or Deed of Guarantee) within 15 calendar days (or other Deadline for Agreement as mutually agreed in writing). For full details of all permitted Tenant Fees payable when renting a property through Stags please refer to the Scale of Tenant Fees available on Stags website, office or on request.

TENANT PROTECTION
Stags is a member of the RICS Client Money Protection Scheme and also a member of The Property Redress Scheme. In addition, Stags is a member of ARLA Propertymark, RICS and Tenancy Deposit Scheme.

RENTERS RIGHTS ACT
The first phase of the Renters Rights Act was implemented on the 1st May 2026.
The legislation introduced many reforms affecting how tenancies are conducted.
This includes the introduction of the month to month Assured Periodic Tenancy ending the fixed term agreement and the abolition of section 21 notices now utilising the amended Section 8 notice provisions plus other reforms.

For further information and guidance please contact our offices or visit our Renters Rights Hub at Stags.co.uk.





IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Tenants must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.

STAGS
5 Hammet Street, Taunton, TA1 1RZ
01823 447355
rentals.somerset@stags.co.uk
@StagsProperty

arla | propertymark PROTECTED

