

# 56 Maesdown Road, Evercreech, BA4 6LE

COOPER  
AND  
TANNER



£215,000 Freehold

 2  1  1 EPC TBC

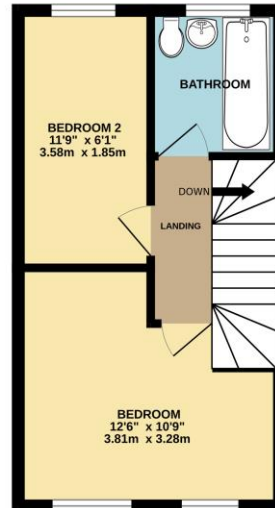
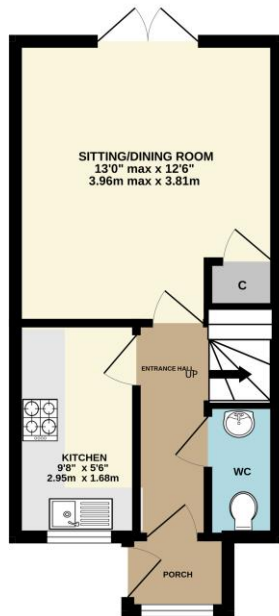
#### Description

This modern two-bedroom semi detached home is located close to the village primary school and is within walking distance of the village facilities. The ground floor comprises an entrance hall with staircase to the first floor, doors to principal rooms and door to downstairs cloakroom which is fitted with a modern suite of low level wc and wash hand basin. The kitchen located to the front is fitted with a range of matching base, drawer and wall units incorporating a single drainer sink unit, work surfaces, electric hob, oven and canopy. There is plumbing and space for for washing machine. The good sized sitting / dining room has an understairs storage cupboard and French doors enjoying a view over the rear garden.

On the first floor there are two bedrooms and a family bathroom which has a white suite of panel enclosed bath, pedestal wash hand basin and low level wc.

To the front is parking for two cars. A path leads to a small area of garden enclosed by picket fence and to the front entrance door. The fully enclosed rear garden is laid mainly to lawn with a paved patio. There is a small timber shed.

All mains services are connected to the property.



Whilst every attempt has been made to ensure the accuracy of the floorplans 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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## Features

- Two bedrooms
- Sitting /Dining room
- Downstairs cloakroom
- Fitted kitchen
- First floor bathroom
- Off road parking for two cars
- Enclosed rear garden
- Gas heating and double glazing

## Local Information

- Council Tax Band B
- Tenure Freehold
- EPC Rating TBC

## SHEPTON MALLET OFFICE

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