



18 Bove Town | Glastonbury | BA6 8JE

FREEHOLD

£450,000

## PROPERTY SUMMARY

4  2  2  D 

This semi detached four bedroom house situated in the sought after road of Bove Town has come to the market. With its central location, and conveniently situated a short distance from the High Street, the property offers character and spacious accommodation throughout. The property comprises an entrance porch, living room, dining room, studio, utility room, kitchen, master bedroom with en suite, three further bedroom and a family bathroom. Outside is an enclosed garden and courtyard with off road parking for several vehicles. An early viewing is essential.

### **Porch**

9'7 x 5'5 (2.92m x 1.65m)

UPVC double glazed window to front and side. Tiled flooring. Door leading to dining room. Throughway to kitchen.

### **Kitchen**

20'9 x 5'9 (6.32m x 1.75m)

A range of wall, drawer and base units with work surfaces over. Stainless steel sink with mixer tap over. Double oven. Induction hob with cooker hood over. Integrated dishwasher. Pantry. Tiled floor. Radiator. UPVC double glazed window. Through way into rear hall and dining room.

### **Rear Hallway**

Storage cupboard. Door leading into studio. Door leading to WC. Door leading to utility room.

### **Utility Room**

18'11 x 8'2 (5.77m x 2.49m)

UPVC double glazed window to side.

### **WC**

Low level WC and wall mounted wash hand basin. Tiled floor.

### **Studio**

11'2 x 7'7 (3.40m x 2.31m)

Radiator. Solid wooden floor. Door leading to outside courtyard.

### **Dining Room**

14'0 x 8'10 (4.27m x 2.69m)

Radiator. Under stairs storage cupboard. UPVC double glazed window to front. Door leading to living room.

### **Living Room**

15'0 x 13'1 (4.57m x 3.99m)

Open fireplace. Radiator. Two UPVC double glazed doors to the front.



- Entrance Porch
- Kitchen
- Dining Room
- Living Room
- Studio
- Utility Room
- Master Bedroom With En Suite
- Three Further Bedrooms
- Bathroom
- Off Road Parking



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PROPERTY

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**Landing**

Cupboard with plumbing for a washing machine. Doors leading to bedroom one, two, three, four and family bathroom. UPVC double glazed window with fantastic views towards Glastonbury Tor.

**Master Bedroom**

18'5 x 10'6 (5.61m x 3.20m)

Radiator. UPVC double glazed window to side with far reaching views. Door leading to en suite.

**En Suite**

Low level WC, pedestal wash hand basin, panelled bath and walk in shower. Tiled floor. Heated towel rail. UPVC double glazed obscure window to front.

**Bedroom Two**

13'2 x 10'1 (4.01m x 3.07m)

Built in cupboard. Radiator. UPVC double glazed window to front.

**Bedroom Three**

10'10 x 7'2 (3.30m x 2.18m)

Radiator. UPVC double glazed window to front and side.

**Bedroom Four**

7'5 x 7'5 (2.26m x 2.26m)

Radiator. Built in cupboard. UPVC double glazed window to front.

**Bathroom**

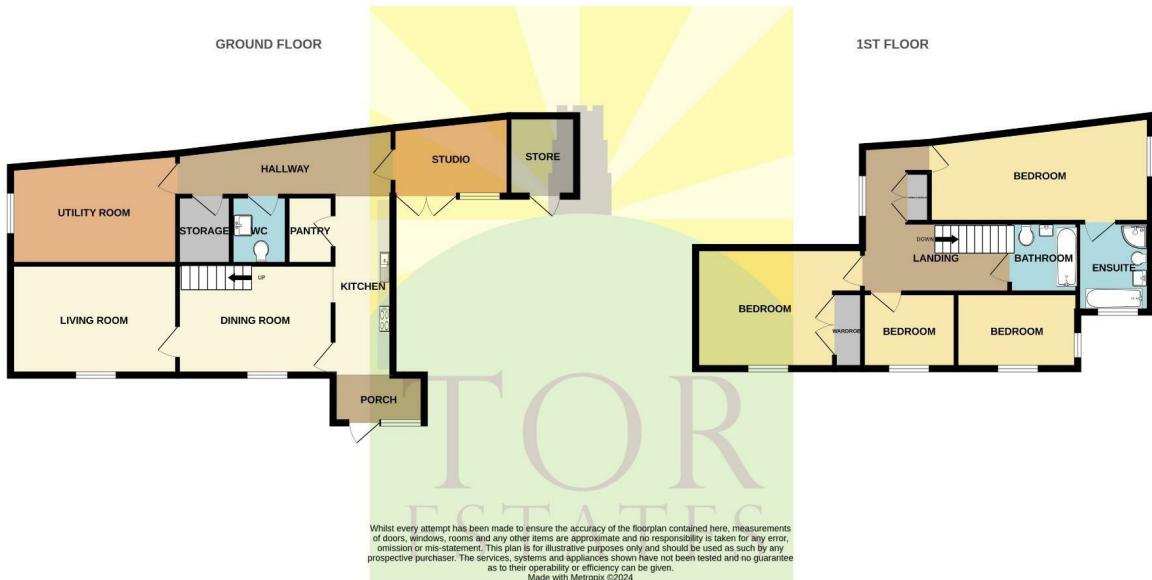
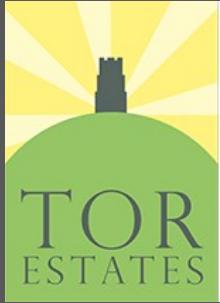
Low level WC, wash hand basin and panelled bath with shower over. Tiling to splash prone areas. Extractor fan. UPVC double glazed obscure window to side.

**Outside**

Mature garden with various plants and trees with a separate courtyard area. Off road parking providing parking for several cars.

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(69-80) C	60	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

