



Welford Road, Clarendon Park

In Excess of £265,000

Offered to the market with NO UPWARD CHAIN is this spacious bay fronted terrace property located on Welford Road in Clarendon Park. The accommodation includes a two reception rooms, a re-fitted kitchen, first floor with THREE BEDROOMS and a bathroom.

Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: E





Entrance Hall

With stairs to first floor, radiator.

Reception Room One

14' 10" x 11' 9" (4.52m x 3.58m)

With uPVC double glazed window to the front elevation, chimney breast, ceiling coving, radiator.

Reception Room Two

12' 7" x 11' 10" (3.84m x 3.61m)

With uPVC double glazed windows and door to the rear elevation, under stairs storage cupboard, ceiling coving, radiator.



Fitted Kitchen

21' 6" x 11' 6" (6.55m x 3.51m)

With uPVC double glazed windows to the side elevation, wall and base units with work surfaces over, inset sink, drainer and mixer tap, marble effect splash back, inset four ring gas hob and oven with extractor hood over, plumbing for washing machine, integrated fridge, integrated freezer, spotlights, built-in cupboard,

First Floor Landing

With access to the following rooms:

Bedroom One

15' 6" x 12' 5" (4.72m x 3.78m)

With uPVC double glazed window to the front elevation, chimney breast, radiator.

Bedroom Two

12' 8" x 10' 0" (3.86m x 3.05m)

With uPVC double glazed window to the rear elevation, chimney breast, radiator.

Bedroom Three

11' 4" x 7' 5" (3.45m x 2.26m)

With uPVC double glazed window to the rear elevation, radiator.

Bathroom

9' 10" x 4' 7" (3.00m x 1.40m)

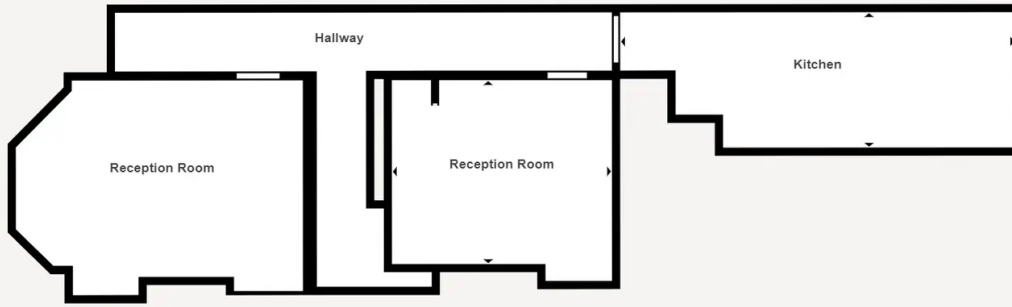
With uPVC double glazed window to the side elevation, bath with shower over, shower screen, low-level WC, wash hand basin with storage below, part tiled walls, wood effect floor, ladder style towel rail/radiator.

Front Garden

Front forecourt.

Rear Garden

A paved patio rear garden with gated access and outbuilding.



Matterport Property Report:

welford.road

Indoor Scanned Area - Full Property 1,212 sq. ft. | Floor 1 600 sq. ft.

Sizes and dimensions are approximate, actual may vary

Visit 3D space on
Matterport



Matterport Property Report:

welford.road

Indoor Scanned Area - Full Property 1,212 sq. ft. | Floor 2 611 sq. ft.

Sizes and dimensions are approximate, actual may vary

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