



Bungalow

19 APPLE TREE CLOSE, BROMYARD, HEREFORDSHIRE, HR7 4UL

Asking Price

£259,950

FEATURES

- Detached 2 Bedroom Bungalow
- Updated, Modernised and in Immaculate Order
- Large Conservatory and Easily Maintained Gardens
- Double glazing and Newly Fitted Gas Fired Boiler
- Close to the Town Centre
- Ample Car Parking



2 Bedroom Bungalow located in Bromyard

Front Porch

Approached via a paved walk way and parking area, with part-glazed front entrance door, wood-effect flooring, ceiling light and door into the

Hall

With wood-effect flooring, smoke alarm, heating thermostat, radiator and ceiling light.

Bedroom 1

Bay window to front aspect, radiator, ceiling light and carpet.

Kitchen

Modern fitted kitchen with a range of high gloss matching wall and base units, wood effect work surfaces and upstand, ceramic single drainer sink, integrated fridge and freezer. AEG Induction hob, Zanussi oven, black gloss extractor, vinyl floor tiles, radiator, ceiling spot light fitment and window to side.

Lounge

With electric fire and wooden mantel over, radiator, ceiling light, 3 panel glazed door, wood effect flooring and sliding glass doors to the

Large Conservatory

Fully glazed with polycarbonate roof, French doors to the rear garden and wood effect flooring.

Dining Room/Bedroom 2

Currently used as a dining room: window to the rear garden, wood effect flooring, ceiling light and 3 panel glazed door.

Airing Cupboard

Housing the Worcester Combi-boiler and slatted shelving.

Shower Room

Modern bathroom with double shower and mains water fitment, vanity wash hand basin and WC combination unit with cupboard under, ladder towel radiator, ceramic tiled floor, obscure glazed window, extractor fan and ceiling light.

Utility/Boot Room

Wood effect work surface with cupboard under, space for washing machine, single drainer sink and tiled surround, ceiling spot light fitment, loft hatch and fully glazed side entrance door.

Garage

With roller shutter door.

Outside

To the front of the property is a low maintenance gravel and paved area encompassing a walkway to the entrance and car parking. There is a side access gate and path with wood panelled fencing leading to the rear garden which is enclosed by a mixture of fencing and mature hedging. There are a range of flowering shrubs and plants around a central lawned area and a sunny patio for seating.

Property Services

Mains water, gas, electricity and drainage are connected.

Outgoings

Council Tax C - £2282.46 for 2025/2026.

Water and drainage rates are payable.

Directions

///clouding.contracting.proposes

From the High Street office in Bromyard, turn left onto Cruxwell St and right onto Tenbury Road (B4214) and then 3rd left onto Winslow Road. Apple Tree Close is on the right after the turning to Bramley Orchards. The property is the first bungalow on the right hand side.

Viewing Arrangements

Strictly by appointment through the Agent, Flint and Cook ((01885 488166)).

Opening Hours

Monday - Friday 9.00 am - 5.30 pm

Saturday 9.00 am - 1.00 pm

Money Laundering Regulations

Prospective purchasers will be asked to produce identification, address verification and proof of funds at the time of making an offer.



FLINT & COOK BROMYARD SALES | 37 HIGH STREET, BROMYARD, HEREFORDSHIRE, HR7 4AE



Total area: approx. 93.5 sq. metres (1006.2 sq. feet)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		86
(81-91) B		
(69-80) C		67
(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 

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

