



## 55 Ashdale, Bishop's Stortford, CM23 4EA

**£280,000 Freehold**

Conveniently located in a cul-de-sac position, just a short walk from the Sainsbury's supermarket within the popular Thorley Park development, an excellent one bedroom CHAIN FREE Freehold end of terrace house with features including: entrance lobby, open-plan living room / kitchen, first floor double bedroom, modern fitted bathroom and a useful carpeted attic space. There is uPVC double glazing, gas heating to radiators, a good size enclosed garden and allocated parking for one car, plus additional visitor parking bays.

**Bedrooms: 1 | Bathrooms: 1 | Receptions: 1**

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**Oliver  
Minton**  
*Village & Rural Homes*

**Council Tax Band: B**

### **Entrance Lobby**

uPVC double glazed window to front. Shelved recess. Open-plan to:

**Open-Plan Living Room / Kitchen** - 5.61m x 3.66m (18'5" x 12'0")

**Lounge Area** - 3.66m x 3.15m (12'0" x 10'4") to breakfast bar

uPVC double glazed window to front. Staircase to first floor. Radiator.

### **Kitchen Area**

Door to walk-in storage cupboard. Understairs storage area. Good range of modern fitted wall, base and drawer units. Work surfaces and matching breakfast bar. Recess and plumbing for washing machine. Built-in electric induction hob with oven below and extractor hood above. uPVC double glazed window to side.



### **First Floor Landing**

Door to Bedroom and Bathroom.

**Double Bedroom** - 3.68m x 3.4m (12'1" x 11'2") into wardrobe  
> 9'2

Two uPVC double glazed windows to front overlooking garden. Radiator. Mirror-fronted sliding doors to recessed wardrobes.

**Bathroom** - 2.13m x 1.78m (7'0" x 5'10")

Modern white suite comprising bath with shower attachment and glazed shower screen, WC and pedestal hand basin. uPVC double glazed window. Shaver socket. Heated towel rail.



**Second Floor Carpeted Attic Space** - 2.54m x 2.54m (8'4" x 8'4") usable area

A useful carpeted storage area with stairs from first floor landing. Two double glazed skylight windows. Door to cupboard housing wall-mounted 'Vaillant' combination gas fired boiler. Eaves storage cupboard.

### **Outside**

#### **Garden**

Large paved patio area and area of artificial lawn. Enclosed by panelled fencing. Access gate. Door to recessed bin store.

#### **Allocated Parking Space**

There is an allocated parking space adjacent to the property and further visitor parking bays.

#### **Agent's Notes**

Mains services are connected: mains water, sewerage, electric, gas fired central heating (untested). Broadband & mobile phone coverage can be checked at <https://checker.ofcom.org.uk>



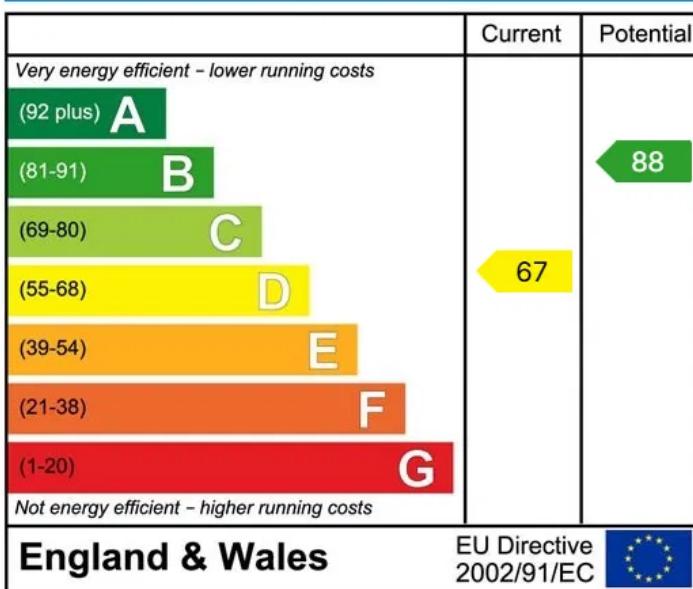


# Puckeridge Sales

28 High Street Puckeridge Herts SG11 1RN



## Energy Efficiency Rating



## Viewing Arrangements

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<https://www.oliverminton.com/>

### MORTGAGE ADVICE

Through our mortgage brokers Alison George and Panicos Makri of Mortgage & Money Management Ltd, we are able to offer INDEPENDENT mortgage advice, with NO OBLIGATION. Alison and Pani are also independent for all protection needs, allowing them to review your life assurance and critical illness policies to ensure you have the best deal! They can be contacted at our Puckeridge Office on 01920 822999. Please feel free to call them for any advice or quotations required. Your home is at risk if you do not keep up payments on a mortgage or loan secured against it. Mortgage & Money Management Ltd are directly authorised by the Financial Conduct Authority no. 452616