

Consumer Protection from Unfair Trading Regulations 2008 We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are in working order or fit for purpose. You are advised to obtain verification from their solicitor. Items shown in photographs are not included unless surveyor. References to the tenure of a property, and check its availability.



Lounge
13'5" x12'7" (4.09 x3.84)

Kitchen
8'10" x 15'8" (2.70 x 4.80)

Bedroom
12'0" x 9'8" (3.67 x 2.96)

12'0" x 9'8" (3.67 x 2.96)

5'7" x 5'10" (1.71 x 1.79)

Enclosed rear garden
Garage
Off street parking

Entrance hall



- Semi detached
- Lounge
- Kitchen
- Two bedrooms
- Bathroom
- Garage
- Off street parking
- Garden

**PROPERTY TYPE** House - Semi-Detached

BEDROOMS 2

**RECEPTION ROOMS 1** 

BATHROOMS 1

**EPC RATING D** 

COUNCIL TAX BAND B







Well presented, two bedroom semi detached home with lounge, kitchen/dining room with freestanding oven and bathroom. Benefits include gas central heating and double glazing. Unfurnished. Outhouse not included.

Available 26.01.2026. Council tax band B. Energy Rating D.







what the owners will miss

## the location

just a thought...