





£500,000

Situated offering easy access to all of Princes Risborough local amenities this four bedroom semi detached family home with potential for modernisation is welcomed to the market offering lounge/dining room, kitchen, downstairs cloakroom, bathroom, garage with driveway parking and both front and rear gardens. The property is also marketed with no onward chain.

Property Description

ENTRANCE

Double glazed door to:

ENTRANCE HALL

Stairs rising to first floor, radiator, personal door to garage.

CLOAKROOM

Double glazed window to front aspect. Low level WC, wash hand basin, wall-mounted gas fired boiler.

LOUNGE/DINING ROOM

Double glazed bi-folding doors and double glazed window to rear. Two radiators, under stairs storage cupboard.

KITCHEN

Double glazed window to rear aspect. Fitted with a range of both floor and wall-mounted units with work surface over, single drainer stainless steel sink unit with mixer tap, built-in oven and hob with extractor fan over, part tiled walls, radiator.

LANDING

Access to loft space, airing cupboard housing hot water cylinder.

BEDROOM ONE

Double glazed window to rear aspect. Radiator.

BEDROOM TWO

Double glazed window to front aspect. Radiator, vanity unit with inset wash hand basin and storage below.

BEDROOM THREE

Double glazed window to rear aspect. Built-in wardrobe, radiator.

BEDROOM FOUR

Double glazed window to front aspect. Radiator, a range of built-in wardrobes, storage cupboard and shelving.

BATHROOM

Double glazed window to side aspect. White suite comprising panelled bath with shower unit over, pedestal wash hand basin, low level WC, heated towel rail, tiled walls.

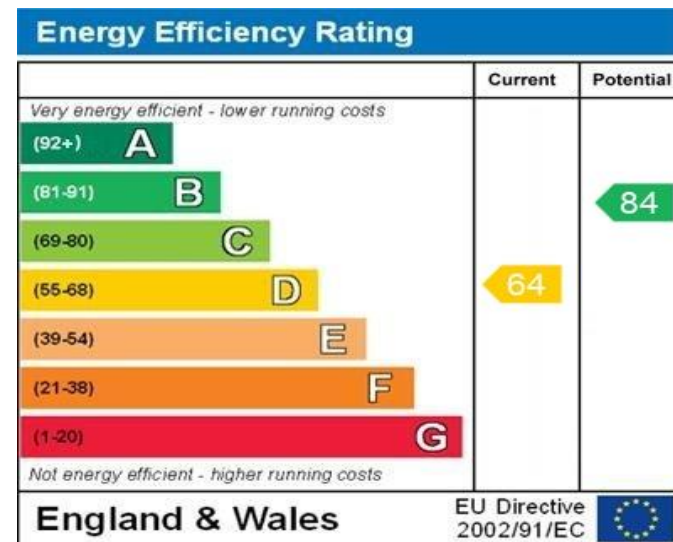
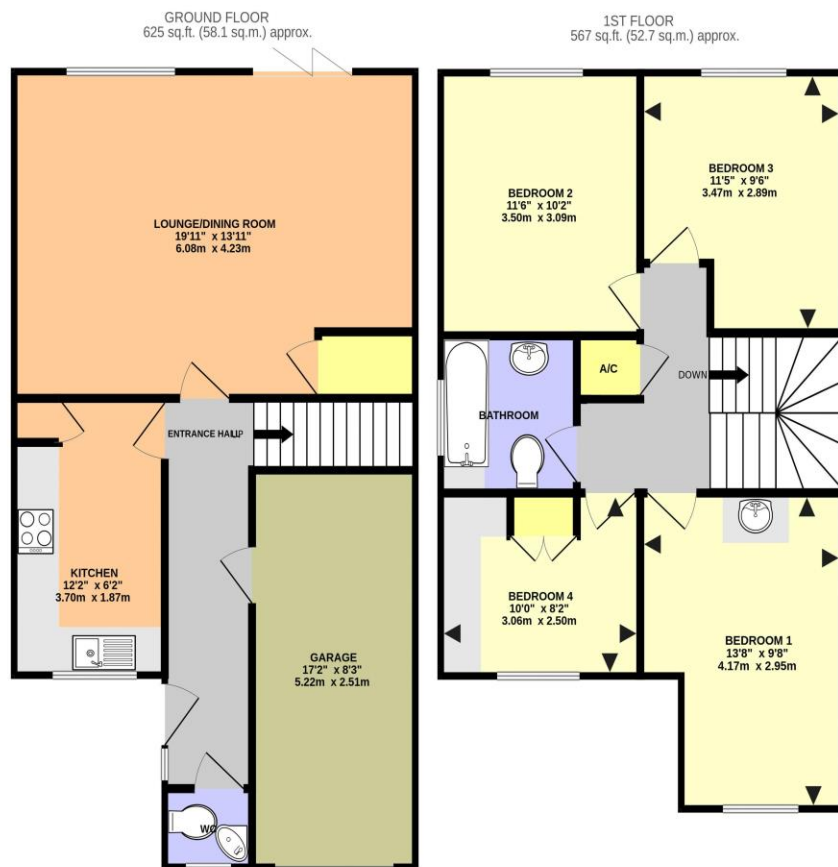
OUTSIDE

GARAGE

Up and over door, power and lighting, plumbing for automatic washing machine, personal door to hallway.

REAR GARDEN

Mainly laid to lawn with paved patio area and flower and shrub beds all enclosed by panel fencing, gated side access.



MONEY LAUNDERING REGULATIONS 2017 intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

THE CONSUMER PROTECTION REGULATIONS 2008 The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and approved details should be requested from the agents

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