





£325,000

Set in a popular & quiet cul de sac, this two double bedroom property briefly comprises lounge/dining room, kitchen/breakfast room, conservatory, low maintenance rear garden and family bathroom. The property also benefits from a garage in a nearby block and is sold with NO ONWARD CHAIN.

Property Description

ENTRANCE

Part glazed door to:

LOUNGE/DINING ROOM

Double glazed window to rear aspect. Stairs rising to first floor, radiator, under stairs storage cupboard, door to:

KITCHEN

Double glazed window and door to rear. Fitted with a range of wall-mounted and floor standing units with rolled edge work surface over, sink with drainer, integrated oven and gas hob with extractor fan over, space for fridge freezer, space for washing machine.

CONSERVATORY

Double glazed doors and window to rear. Tap.

BEDROOM ONE

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

BEDROOM TWO

Double glazed window to rear aspect. Radiator, storage cupboard.

BATHROOM

Low level WC, pedestal wash hand basin, panelled bath with shower over, heated towel rail, tiled walls and floor.

OUTSIDE

FRONT GARDEN

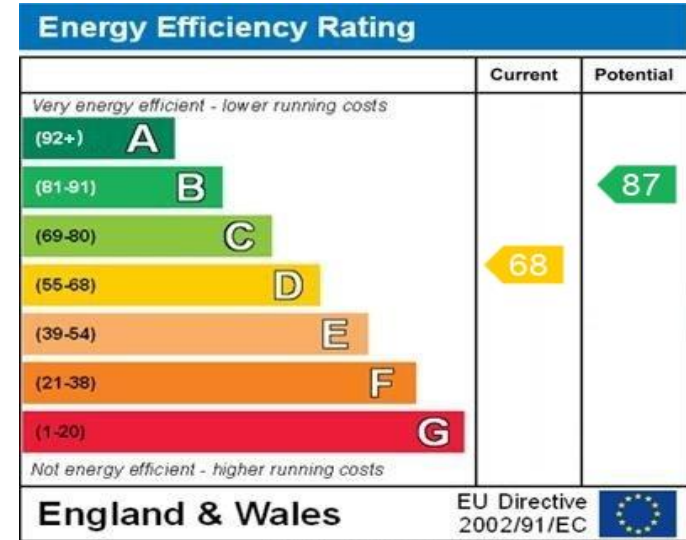
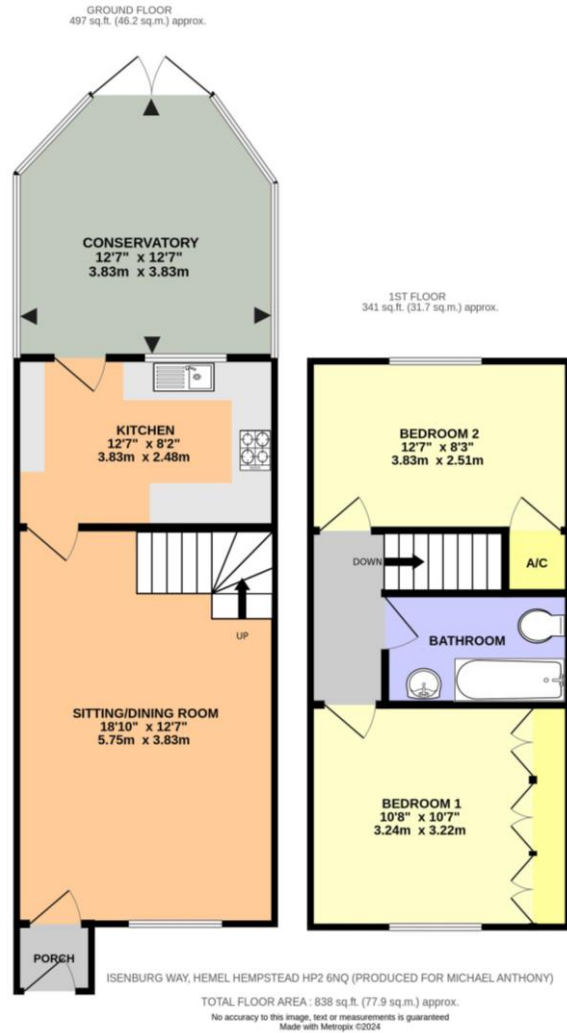
Mainly laid to lawn with pathway to front door.

REAR GARDEN

Mainly laid to artificial grass with flower and shrub beds, gated rear access.

GARAGE

Single garage located nearby with up and over door.



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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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