







We are pleased to offer this well presented two bedroom semi detached home with converted garage. The property benefits from an open plan living/dining/kitchen area, a quiet cul de sac location and is within walking distance to town.

Tenure: Freehold

Council Tax Band: B

EPC: TBA

Property Type : Semi-Detached

Property Construction: Brick and tile

Number & Types of Room: Please refer to the floorplan

Square Footage: 728

Parking: Driveway

Utilities / Services

Electric Supply: Mains

Heating: Mains Gas

Water Supply: Mains

Sewerage: Mains

Broadband Connected: Yes



Rights of Way – None that the vendor is aware of  
Listed – N/A

Conservation Area – No

HALLWAY

Laminate flooring, stairs to first floor.

LIVING ROOM

Laminate flooring, under stairs cupboard, window to front.

#### KITCHEN/DINER

Laminate flooring, shaker style cream base and wall units, wood effect work surface, ceramic hob, extractor, oven, tiled splash back, sink with mixer tap, space for washing machine, dryer and dishwasher, boiler, window to rear, patio doors to garden.

#### RECEPTION ROOM

Laminate flooring, doors to front, cream base and wall units, wood effect work surface.

#### BEDROOM 1

Laminate flooring, built in wardrobe, window to front.

#### BEDROOM 2

Carpet flooring, window to rear.

#### BATHROOM

Vinyl flooring, double shower, pedestal sink, toilet, tiled splash back, window to rear.

#### OUTSIDE

Front: Private driveway.

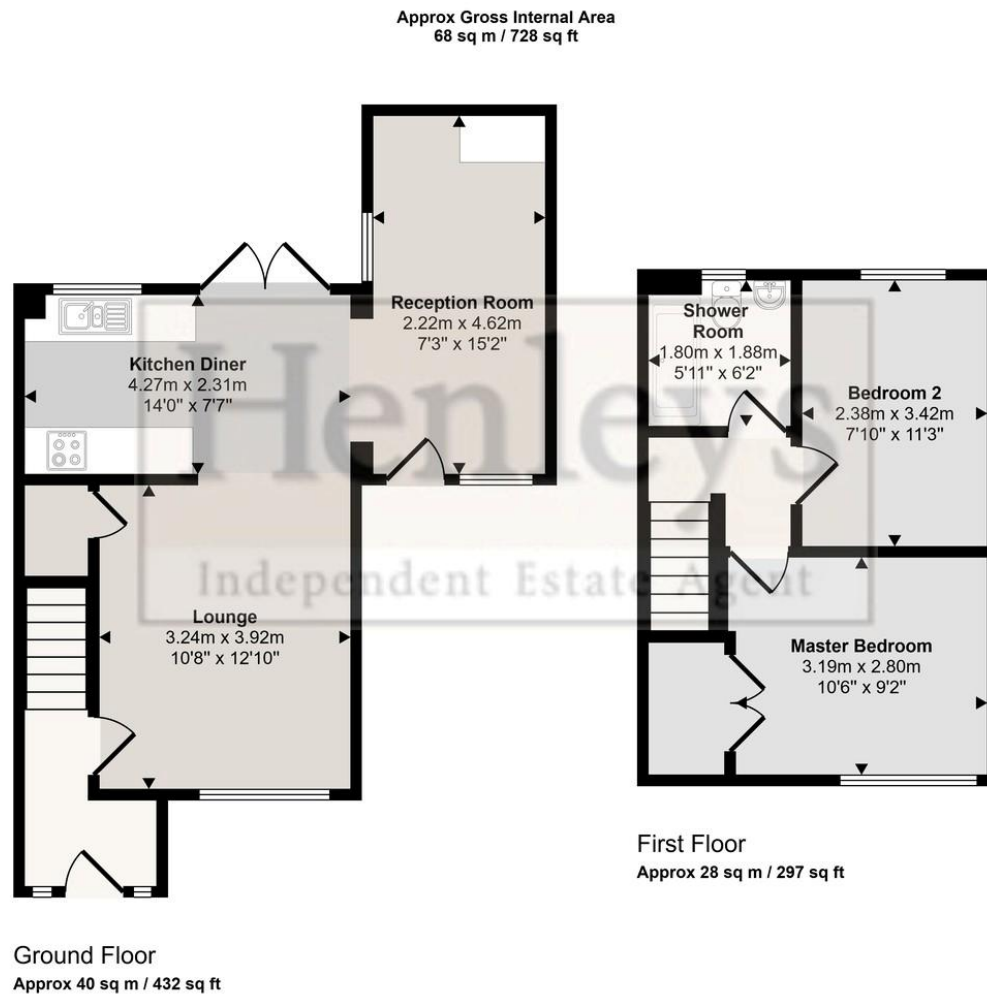
Rear: Covered patio area, lawn, flower borders, shed.











This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Items of items such as bathroom suites are representations only and



EPC to follow