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#### Wayfield Crescent, guide price £240,000

- SEMI-DETACHED FAMILY HOME
- TWO RECEPTION ROOMS
- THREE BEDROOMS
- LARGE ENCLOSED REAR GARDEN
- CLOSE TO LOCAL AMENITIES
- EPC Rating: D







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#### About the property

This delightful semi-detached property is currently on the market and is in good condition. The house comprises of three bedrooms, two of which are spacious doubles with built-in wardrobes. The master bedroom also features a charming bay window, filling the room with an abundance of natural light.









#### Accommodation

Hall

Living Room 10' 1" x 11' 2" ( 3.07m x 3.40m )

**Dining Room** 14' 3" x 10' 8" ( 4.34m x 3.25m )

**Kitchen** 10' 6'' x 11' (3.20m x 3.35m)

#### Landing

**Bedroom 1** 13' 6" x 8' 1" ( 4.11m x 2.46m )

**Bedroom 2** 10' x 8' 1" ( 3.05m x 2.46m )

**Bedroom 3** 6' 5'' x 6' 6'' ( 1.96m x 1.98m )

Bathroom 5' 9'' x 6' 6'' ( 1.75m x 1.98m )





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#### Floorplan



First Floor Approx. 94.7 sq. metres (37.8 sq. feet) Bedroom Bedroom

Total area: approx. 82.9 sq. metres (892.2 sq. feet) 4 Wayfield Crescent

#### **Important Information**

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