













£200,000

Located within the well established area of Giffard Park this over 55's one bedroom bungalow is offered to the market with no upper chain and an accommodation comprising of bedroom with built in storage, bathroom, kitchen/breakfast room, lounge/diner and communal gardens.

Property Description

ENTRANCE

Part frosted glazed door to;

ENTRANCE HALL

Radiator, airing cupboard housing lagged copper water cylinder and gas fired boiler, access to loft space, storage cupboard.

BEDROOM

Radiator, double glazed window to front, built in wardrobe.

SHOWER ROOM

Part tiled walls, frosted double glazed window to front, pedestal wash hand basin, low level W.C., heated towel rail, shower cubicle.

KITCHEN/BREAKFAST ROOM

Range of wall mounted and floor standing units with roll edged work surface over, built in oven with hob and extractor fan over. space for fridge/freezer, radiator, part tiled walls, space for dish washer, double glazed double door to rear, stainless steel sink unit with mixer tap and drainer. plumbing for washing machine.

LOUNGE

Double glazed door to side, double glazed window to side and rear, radiator.

OUTSIDE

FRONT GARDEN

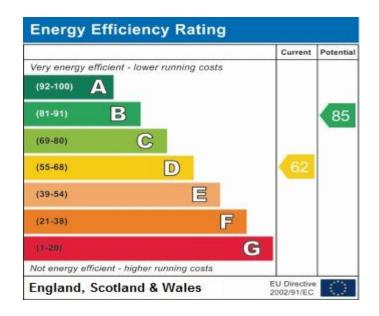
Mainly laid to lawn with hardstanding path leading to front door.

COMMUNAL GARDEN

Mainly laid to lawn.

GROUND FLOOR 487 sq.ft. (45.2 sq.m.) approx.





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 obtain verification from their solicitor. You are advised to obtain verification from their solicitor. You are advised to obtain verification from their solicitor. You are advised to obtain verification from their solicitor. You are advised to obtain verification from their solicitor or Surveyor. References to the Tenure of a Property are based to obtain verification from their solicitor or Surveyor. References to the Tenure of a Property are based to obtain verification from their solicitor or Surveyor. References to the Tenure of a Property are based 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 tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working or der to the title documents. A Buyer is advised to obtain verification from their solicitor or Surveyor. References to the Tenure of a Property and solicitor or Surveyor. References to the Tenure of a Property and solicitor or Surveyor. References to the Tenure of a Property and solicitor or Surveyor. References to the Tenure of a Property and solicitor or Surveyor. References to the Tenure of a Property and solicitor or Surveyor. References to the Tenure of a Property and solicitor or Surveyor. References to the Tenure of the Tenure