





Guide Price
£200,000

Located within the highly popular area of Medbourne this two bedroom coach house is offered to the market with no upper chain with further benefits including open plan kitchen/living space, family bathroom and allocated parking.

Property Description

ENTRANCE

Door to:

ENTRANCE HALL

Radiator, stairs rising to first floor landing, doors to bathroom and bedroom two.

BATHROOM

Frosted double glazed window to rear aspect. Pedestal wash hand basin, low level w.c., with push button flush, panelled bath with mixer tap and shower attachment, part tiled walls, radiator, extractor fan.

BEDROOM TWO

Double glazed window to front aspect. Radiator.

LANDING

Double glazed window to rear aspect. Doors to bedrooms one and lounge/kitchen/diner, airing cupboard housing wall mounted boiler.

LOUNGE/KITCHEN/DINER

Double glazed window to front aspect, double glazed window to rear aspect. Range of wall mounted and floor standing units with roll edge work surface over, one and a half bowl single drainer sink with mixer tap, space for fridge/freezer, space for cooker, plumbing for dishwasher, plumbing for washing machine, radiator, television point.

BEDROOM ONE

Double glazed window to front aspect. Built in wardrobe, radiator.

PARKING

Allocated parking for one car.

GROUND FLOOR
177 sq.ft. (16.4 sq.m.) approx.

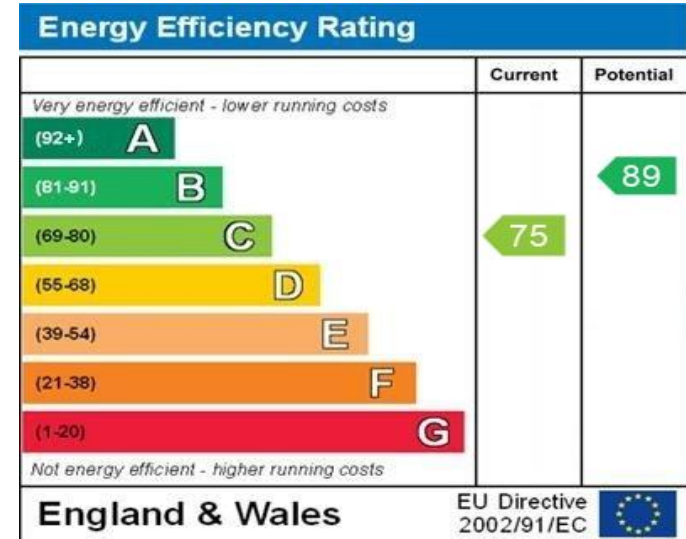
1ST FLOOR
494 sq.ft. (45.8 sq.m.) approx.



Michael
ANTHONY

TOTAL FLOOR AREA: 670 sq.ft. (62.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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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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