



GROUND FLOOR
579 sq.ft. (53.8 sq.m.) approx.



1ST FLOOR
431 sq.ft. (40.1 sq.m.) approx.



TOTAL FLOOR AREA : 1010 sq.ft. (93.9 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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Price: £375,000

DESCRIPTION

NO FORWARD CHAIN!!! Wainwright Estates are pleased to offer this four/five bedroom end of terraced house to the sales market. The property comprises to the ground floor of a light and airy entrance hall leading to the spacious lounge, modern fitted shower room and a social open plan kitchen/diner/family room to the rear. Upstairs the accommodation is very versatile, you will find three well proportioned bedrooms a bathroom and two small single bedrooms (which could easily be knocked into one larger bedroom or be utilised as a study and/or dressing room). Outside there's hardstanding to the front and a sunny aspect rear garden with access to the cabin. The cabin has power, light and plumbing, this is an ideal space if you work from home. Additional benefits include double glazing and gas central heating. On leaving the property you are just a short distance to the local shops, bus routes and links to the A3 and beyond. Internal viewing recommended.

ACCOMMODATION

ENTRANCE HALL

LOUNGE 12' 5" x 11' 2" (3.78m x 3.40m)

KITCHEN/DINER/FAMILY ROOM 14' 9" x 13' 5" (4.49m x 4.09m)

SHOWER ROOM 9' 5" x 3' 5" (2.87m x 1.04m)

FIRST FLOOR LANDING

BEDROOM 1 12' 5" x 9' 3" (3.78m x 2.82m)

BEDROOM 2 9' 0" x 7' 0" (2.74m x 2.13m)

BEDROOM 3 8' 2" x 8' 1" (2.49m x 2.46m)



BEDROOM 4 8' 0" x 6' 1" (2.44m x 1.85m)

BEDROOM 5/STUDY 8' 6" x 5' 6" (2.59m x 1.68m)

OUTSIDE

REAR GARDEN

CABIN: 12' 0" x 8' 7" (3.65m x 2.61m)

