



No.12

Located only a short walking distance from the park, GP surgery and all of the shops and amenities within the market town itself, the quiet and well presented cul-de-sac of Greenwood Drive has always been a much sort after location.

Offered with no onward chain this two bedrooomed semi-detached bungalow benefits from uPVC windows throughout and a gas fired central heating system as well as a driveway and detached single garage. The garden is low maintenance in design and laid simply to gravel with ample space for garden furniture, pots and planters if required.

The property is neutrally decorated and benefits from the addition of a conservatory off bedroom two, which runs the full width of the property to the rear. It has a well presented kitchen, bathroom and two double bedrooms.

EPC - 'D'

Council Tax Band - 'B'

Freehold

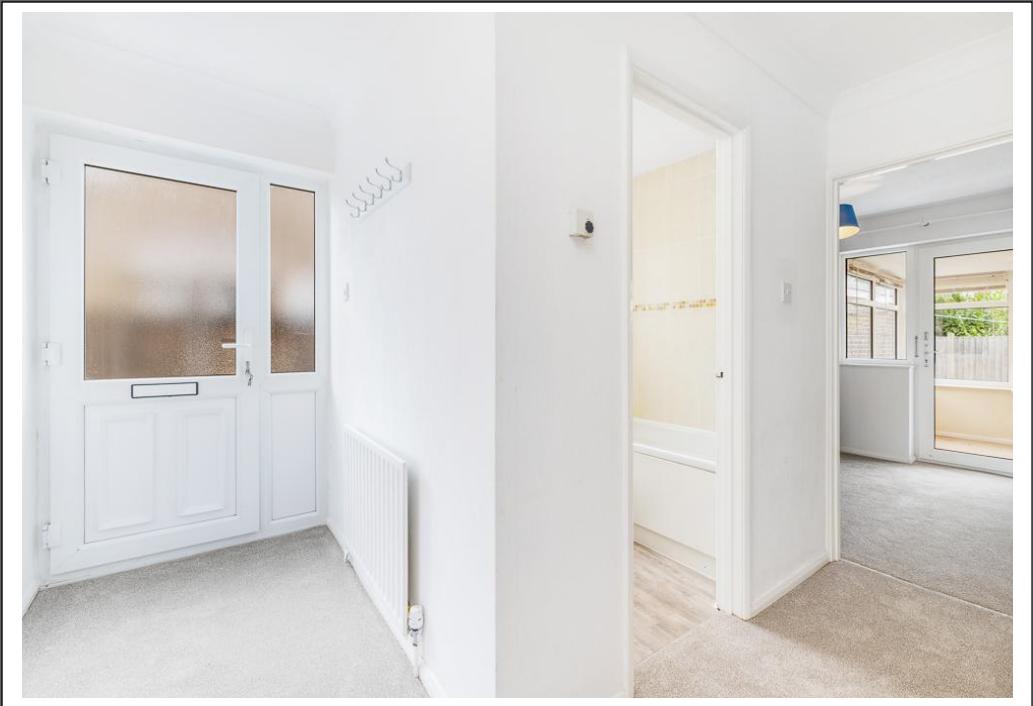
Heating - Mains Gas



A uPVC side entrance door of the driveway leads into the **Entrance Hall** – With radiator, airing cupboard and doors arranged off to the:

Lounge 4.79 m x 3.30 m (15'8 x 10'9) – Having a uPVC window to the front aspect, radiator and fireplace comprising a back panel and hearth, electric fire and fire surround.

Kitchen 2.71 m x 2.68 m (8'10 x 8'9) – Has a uPVC window to the front aspect and comprises a range of work surfaces with wooden fronted drawer and cupboard units at both base and eye level. Integrated appliances include a gas hob and electric oven and there is space for an American style fridge freezer if required. An inset single drainer sink unit has a mixer tap over and there is splashback wall tiling where appropriate as well as space and plumbing for an automatic washing machine.



Bathroom – Has a uPVC window to the side aspect and a towel rail. The bathroom comprises a three-piece suite of panel bath with mixer shower unit over, pedestal wash handbasin and low level WC.

Bedroom One 4.37 m x 2.63 m (14'4 x 8'7) – Has a window to the rear aspect, radiator and built-in double wardrobe.

Bedroom Two 2.68 m x 2.63 m (8'9 x 8'7) – Has a uPVC door leading through to the conservatory and a radiator.

Sunroom 4.89 m x 2.13 m (16'0 x 6'11) – Of brick and uPVC construction with a solid roof. There are uPVC windows to the side and rear aspect and a uPVC door opening out onto to the rear garden.

Outside - To the front of the property is a gravel garden area and to the side a driveway provides off-road car parking and leads up to the:

Single Garage - Having up and over door.

The rear garden has fencing to the boundary and is laid to gravel for ease of maintenance with ample space for outdoor furniture, plots, planters etc.

