



- A smart two bedroom end of terrace home
- Popular residential area close to Norton Hill school
- Lounge/diner opening onto the garden
- Fully enclosed garden with side access
- Private parking close to the property
- Offered for sale with no chain



'The ideal first purchase or possible downsize for those looking for a well proportioned, manageable home on a popular development within the town!'

This two bedroom end of terrace home is tucked away in a small residential cul-de-sac on a popular development close to Norton Hill school. The property has accommodation comprising entrance hall with doors to lounge and kitchen. The kitchen is compact with space for appliances and is situated at the front of the property. The lounge/dining room is located at the rear with stairs to the first floor and door to the garden. On the first floor there are two bedrooms and a bathroom. The property has gas central heating and double glazing. Offered for sale with no onward chain.

Externally the property has a lovely fully enclosed garden offering patio and lawn as well as having a side access gateway. The property also has allocated parking for two cars adjacent to the property.

The property is situated within the Nightingale Way development, close to Norton Hill School and a selection of well regarded Primary schools, the town amenities are close by and for those needing to commute Bath and Bristol is accessible on a daily basis.

Tenure: Freehold

Council Tax Band: B





Floor 0



Floor 1

Approximate total area[®]
503 ft²

Reduced headroom
10.86 ft²

(1) Excluding balconies and terraces

Reduced headroom
..... Below 5 ft.

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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These sales particulars provide an approximate guide and form no part of a contract. It is the purchaser's responsibility to satisfy themselves that the property has been accurately described and that all fixtures and apparatus are functioning correctly. Your home may be at risk if you do not keep up repayments secured against it.