



- An end of terrace property situated on an elevated plot with views
- Lounge to front with a pleasant sunny aspect
- Kitchen diner to rear with window and door onto garden
- Three bedrooms and bathroom on the first floor
- Gas central and double glazing
- Split level garden to rear and allocated parking space in nearby car park



"A competitively priced three-bedroom end of terrace house with far reaching views".

Situated on the northern slopes of the town, occupying a gradient plot with stepped pathway leading to the front door. The accommodation comprises lounge to front with a pleasant sunny aspect and open plan staircase. To the rear is a kitchen dining room with door and window overlooking garden. On the first floor are three bedrooms and bathroom with shower over bath. Gas central heating and double glazing.

To the rear of the property is a garden arranged over two levels with patio and lawn. Adjacent to the front of the property is a car park with an allocated parking space for the house.

**Tenure:** Freehold.

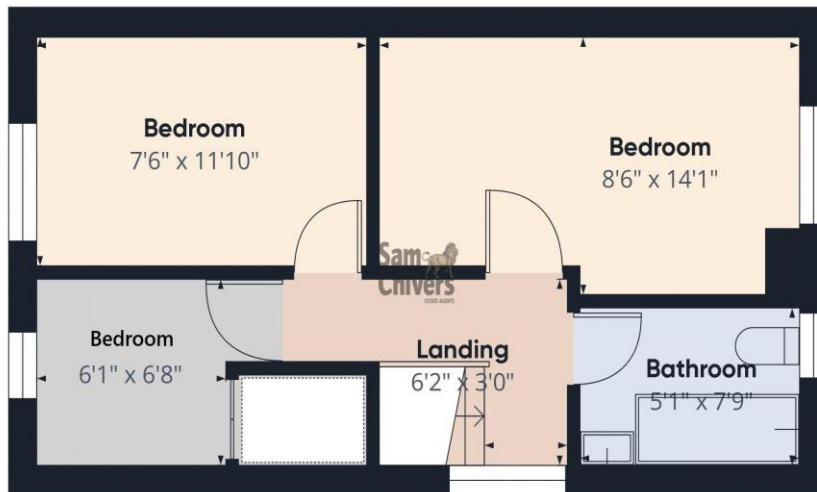
**Council Tax Band:** B.







Floor 0



Floor 1

Approximate total area<sup>(1)</sup>

687.5 ft<sup>2</sup>

Reduced headroom

13.96 ft<sup>2</sup>

(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 are based on RICS IPMS 3C standard.

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		90 B
69-80	C	69 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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