



- An end of terrace property situated on a popular modern development
- Entrance hallway with handy cloakroom, gas central heating & double glazing
- Spacious lounge, dining room, kitchen with windows to front, side and rear
- Three decent sized bedrooms, ensuite shower room and family bathroom
- Fully enclosed rear garden with patio, lawn and timber decking, gated access
- Private side driveway leading to the attached garage with door onto garden



"A modern end of terrace property with side drive, garage, and fully enclosed rear garden."

The accommodation comprises an entrance hallway with a handy cloakroom. There is an open plan lounge, dining room and kitchen, which has a light and airy feel with triple aspect to front, side, and rear. Integrated appliances in the kitchen and patio doors onto the garden. On the first floor are three decent-sized bedrooms, an ensuite shower room to the principal bedroom, and a family bathroom with shower over bath. There is gas central heating and double glazing.

Outside to the front is a stepped pathway leading to the front door and to the side a private drive leading to the attached garage. To the rear is a fully enclosed garden with patio area enclosed with railings and a stepped pathway leading down to a lawn garden with decked patio. Gated access to the rear. From the initial patio area is a door leading into the rear of the garage.

The communal areas of the development are managed by "First Port Block Management" no management fees have been set or charged to date.

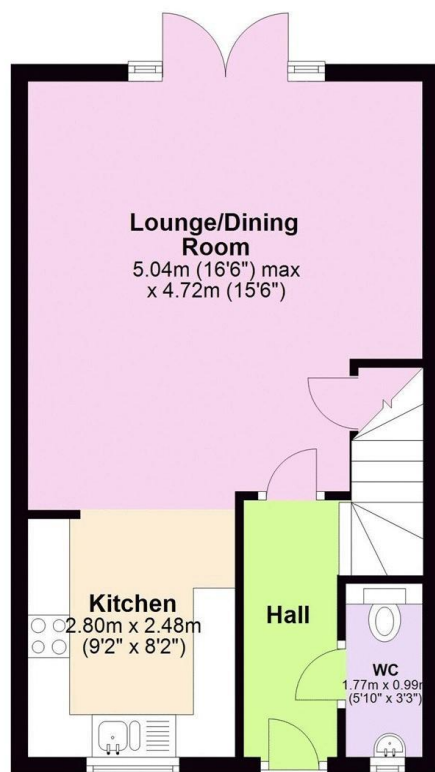
Tenure: Freehold. **Council Tax Band:** C.





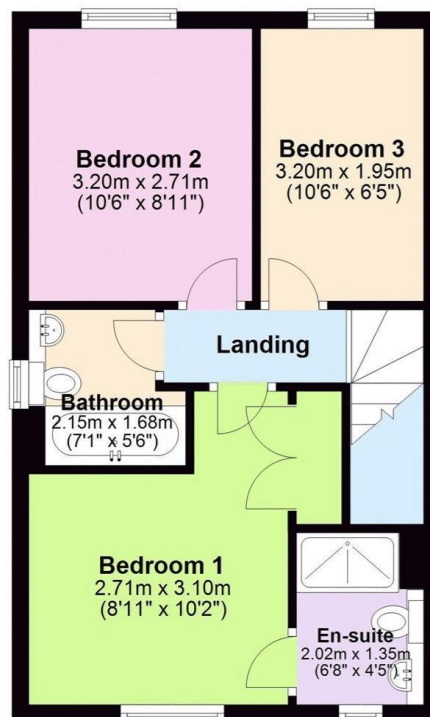
Ground Floor

Approx. 38.0 sq. metres (408.8 sq. feet)



First Floor

Approx. 38.3 sq. metres (412.0 sq. feet)



Whilst every attempt has been made to ensure accuracy of the floor plan, 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 illustration purposes only and should be used as such by the prospective purchaser. Services, systems and appliances have not been tested and no guarantee to their operability or efficiency can be given. Plan produced using PlanUp.

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69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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