



- End Terrace House On Three Floors

- Modern Refitted Bathroom

• Chain Free Hallway

Double glazed entrance door, stairs to the first floor landing, storage cupboard, radiator.

Lounge

12'4" + bay x 10'5" (3.76 + bay x 3.20)

Double glazed bay window, radiator.

Dining Room

11'7" + bay x 9'8" (3.55 + bay x 2.96)

Double glazed bay window, radiator.

Kitchen

10'7" x 7'6" (3.24 x 2.30)

Fitted with wall and base units with work surfaces over, integrated oven and hob with extractor over, sink unit, integrated washing machine.

Double glazed window, laminate flooring, radiator and external door leading to the rear yard.

Bathroom

6'6" x 5'8" (1.99 x 1.74)

Comprising; bath with shower over, WC and wash hand basin with built under storage. Double glazed window, panelling to walls, ladder style radiator, laminate flooring.

Landing

Double glazed window, stairs leading to the second floor.

- Three Double Bedrooms

- Newly Decorated & Carpeted

- Freehold - Council Tax Band A
- **Bedroom 1**

12'8" x 12'8" (3.88 x 3.87)

Double glazed window, radiator.

Bedroom 2

11'5" x 10'1" (3.48 x 3.09)

Double glazed window, radiator.

Second Floor Landing

Access to bedroom three.

Bedroom 3

12'4" x 10'9" (3.76 x 3.30)

Double glazed window, radiator.

External

Externally there is a small town garden to the front and a private yard to the rear.

Material Information

BROADBAND AND MOBILE:

At the time of marketing we believe this information is correct, for further information please visit

<https://checker.ofcom.org.uk>

EE-Good outdoor

O2-Good outdoor, variable in-home

Three-Good outdoor, variable in-home

Vodafone_Good outdoor, variable in-home

We recommend potential

- Newly Fitted Kitchen With Integrated Appliances

- Two Reception Rooms/ Possible Fourth Bedroom

- Energy Rating E

purchasers contact the relevant suppliers before proceeding to purchase the property.

FLOOD RISK:

Yearly chance of flooding:

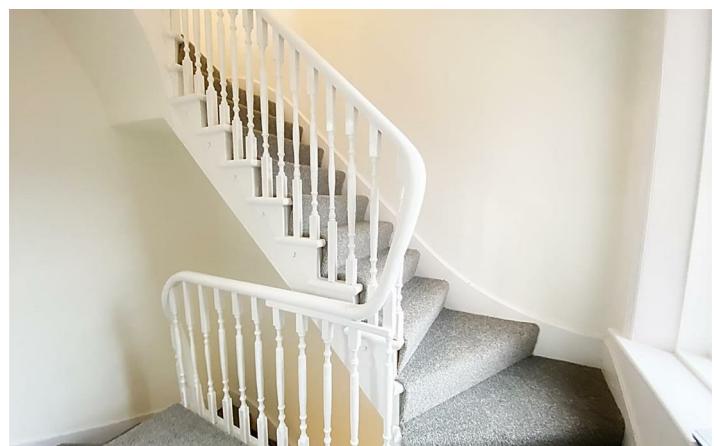
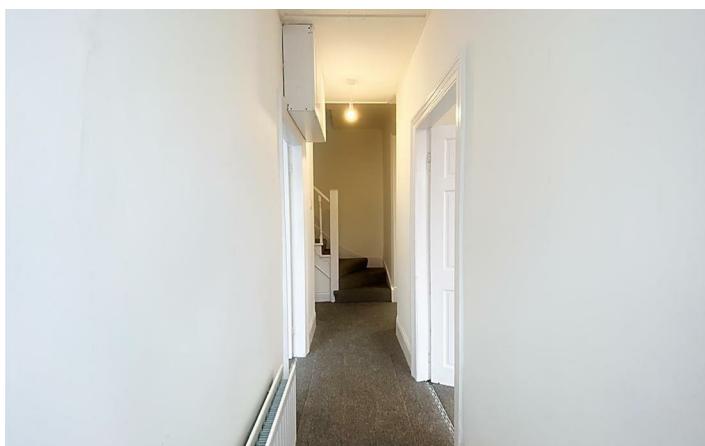
Rivers and the sea: Very low.

Surface water: Very low.

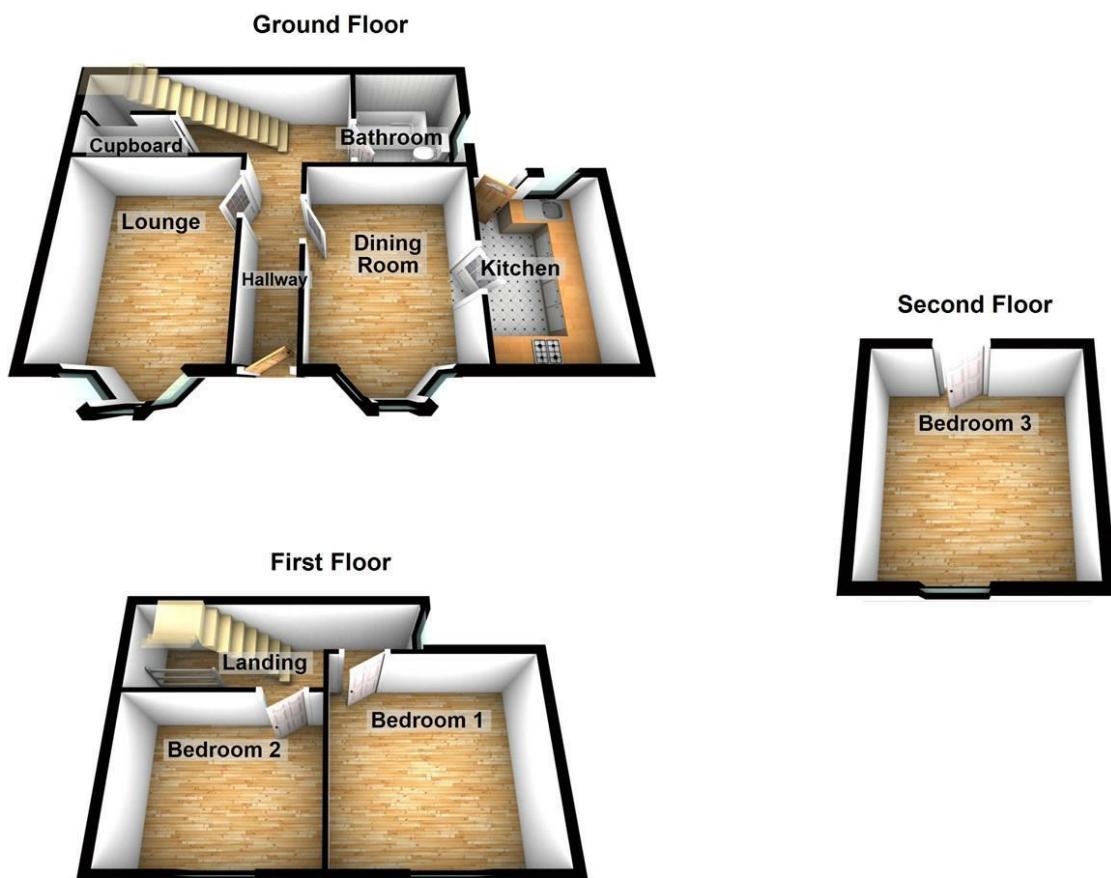
CONSTRUCTION:

Traditional

This information must be confirmed via your surveyor and legal representative.



Floor Plan



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