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Walsh Road, Bramley

£425,000

BELVOIR!



Key Features

- > Four bedroom town house
- > Council Tax Band: D
- > Short distance to Bramley Train Station
- > Two en-suite shower rooms
- > Allocated parking
- > Tenure: Freehold
- > EPC rating B

Belvoir Estate Agents - offered to the market is this well presented four bedroom family home, located just a short distance from Bramley Train Station.

Entrance to the property is via entrance hallway which leads through to a rear facing lounge, kitchen and downstairs cloakroom. The kitchen is well fitted and offers a great degree of storage space with both floor and eye level units, including fitted double electric ovens, four ring gas hob with chimney extractor fan above and space for an american style fridge / freezer. The rear facing lounge is light and airy due to large french doors facing out onto the rear garden.



The first floor offers two bedrooms, and a three piece family bathroom fitted with a shower attachment over bath. The larger of the two bedrooms is a spacious double which includes fitted floor to ceiling wardrobes, and a three piece en-suite shower room. The smaller room would make for a large single or office space.

The second floor offers two further bedrooms including a fantastic sized main bedroom again with three piece shower room en-suite, and a further double with built in wardrobe.

Outside, there is a well maintained rear garden which offers a smart porcelain patio perfect for entertaining and artificial grass leading to a rear gate. behind the gate, there is allocated parking for two vehicles.

We can refer you onto Mortgage Advice Bureau for help with finance. We may receive a fee if you take out a mortgage through them. If you require a solicitor to handle your purchase we can refer you onto Setfords Solicitors or Juno. We may receive a fee of £250.00 if you use their services.

Please be advised that a fee of £80 including VAT will be charged to complete the necessary anti-money laundering and identify verification checks for prospective clients wishing to purchase through ourselves. This fee is non-refundable and is required to ensure compliance with legal obligations and regulatory standards.









Contact us today to arrange a viewing...

www.belvoir.co.uk

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01189 820 333