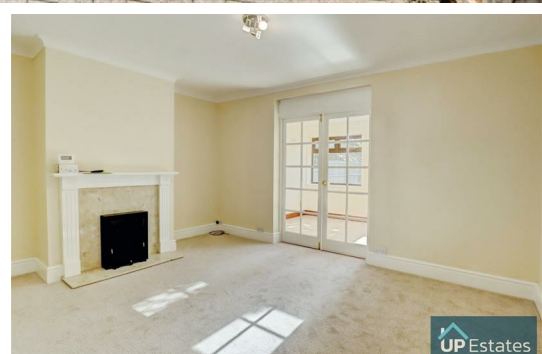




3 Bedroom House - Semi-Detached
located on Stratford Avenue,
Atherstone
£250,000

UP Estates



****NO CHAIN - SPACIOUS THREE BED SEMI - CHECK OUT THE FLOORPLAN - OVER 1,300 SQFT IN ALL - IDEAL FOR FAMILIES AND PET LOVERS**** Located in the sought after small town of Atherstone, this property sits on a lovely spot with parking for multiple vehicles to front, good garden to the rear and flexible living accommodation throughout. The ground floor offers an ample boot room/store room, utility, WC, and two reception rooms + conservatory, as well as a refitted kitchen. Overall the property is found to good decorative order throughout, and is ready to move into now. Upstairs, the landing is airy and proportioned, and all three bedrooms are doubles (two of which have fitted bedrooms), as well as a modern shower room.

IMPORTANT NOTE TO PURCHASERS

Intending purchasers will be asked to produce identification documentation for Anti Money Laundering Regulations at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given.

All measurements have been taken as a guide to prospective buyers only and are not precise. Please be advised that some of the particulars may be awaiting

£250,000

- NO CHAIN
- SPACIOUS, SPACIOUS SEMI DETACHED HOME
- CHECK OUT THE FLOORPLAN!
- LOVELY SOUTH EAST FACING REAR GARDEN
- THREE DOUBLE BEDROOMS
- OFF ROAD DRIVEWAY & GARAGE PARKING FOR MULTIPLE VEHICLES
- GOOD CONDITION THROUGHOUT
- THREE RECEPTION ROOM AREAS DOWNSTAIRS
- GROUND FLOOR WC & UTILITY ROOM
- VILLIAGE LOCATION - WALKING DISTANCE TO CENTRE





vendor approval. If you require clarification or further information on any points, please contact us, especially if you are traveling some distance to view.

All fixtures and fittings ultimately are to be agreed with the seller via the fixtures and fittings form which will then form part of a legal contract through the conveyances and as the marketing estate agent none of our particulars or conversations are legally binding, only the legal solicitor paperwork.

Up Estates has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor.





Stratford Avenue, Atherstone





Total Area: 129.1 m² ... 1389 ft² in all inc Garage

All measurements are approximate and for display purposes only

CONTACT

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