



HEWLETT  
HOMES



9 Oakford Avenue, Weston-Super-Mare, BS23 3JL

£350,000



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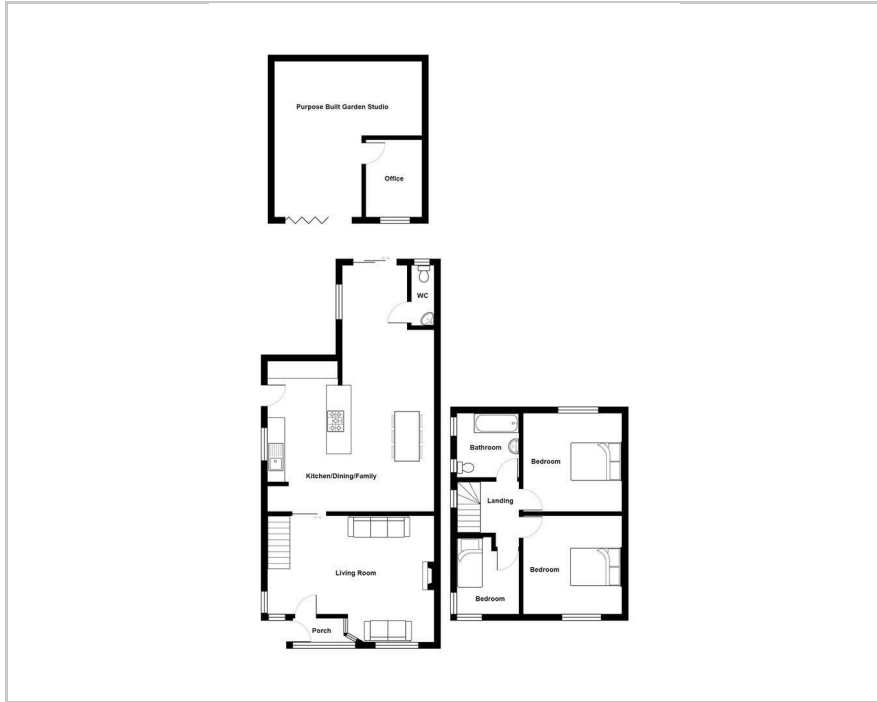
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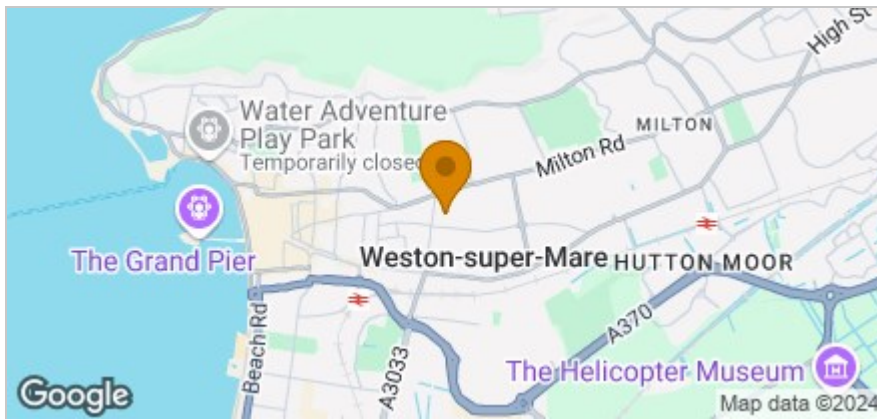
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## Floor Plan



## Area Map



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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## Accommodation

- Semi-Detached House
- Extended to the Rear
- Purpose Built Studio/Annex in Garden
- Three Generous Bedrooms
- Great Living Spaces Throughout
- Beautifully Presented
- Popular Location
- Motivated Sellers

## Viewing

Please contact us on 01934 900714 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

