

FREEHOLD



Bungalow - Semi Detached

13 SELANGOR AVENUE, EMSWORTH, PO10 7LR

Offers in excess of

£325,000

FEATURES

- Freehold
- Private garden
- Single garage
- No Chain



THE
**ESTATES
AGENT**
PROPERTY SALES & MANAGEMENT

2 Bedroom Bungalow - Semi Detached located in Emsworth

Finders are delighted to introduce this lovely two bedroom bungalow ideally located in Emsworth 5 miles from Portsmouth. Close to all amenities, with many local parks and green spaces and situated only 1 mile from the coast.

It has a lounge, kitchen which is conveniently placed alongside the dining room and it has a lovely garden just waiting to be transformed. Spacious and light throughout with two decent sized bedrooms.

Situated to the left of the property you have a drive and garage access.

Contact us today to arrange a viewing and discover how this property can cater to your family's needs.

Please note: The images provided are for illustrative purposes only and represent the property's current condition, offering a glimpse of its functionality and space.

Call us on

020 3859 5311

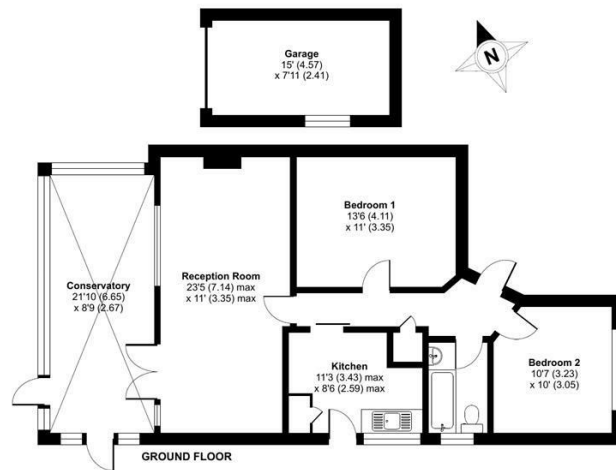
info@theestatesagent.co.uk

Council Tax Band

D

Selangor Avenue, Emsworth, PO10

Approximate Area = 934 sq ft / 86.8 sq m
 Garage = 120 sq ft / 11.1 sq m
 Total = 1054 sq ft / 97.9 sq m
For identification only - Not to scale



Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			85
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F		13	
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.