



1 CHAMBERS COURT

BRIGG, DN20 0DN

£180,000
FREEHOLD

Welcome to Chambers Court. We are delighted to present this charming three-bedroom semi-detached property, built in 2018 by well-regarded local builders. This light-filled, low-maintenance home is perfect for first-time buyers.



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DESCRIPTION

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Located on the site of the old school field, the property features two parking spaces at the front. As you enter, you'll find a modern, bright kitchen/breakfast room and a rear-facing living room with stunning bifold doors that open onto a sunny and private rear garden. The ground floor also includes a convenient WC.

Upstairs, the first floor offers three bedrooms, all served by a family bathroom. This delightful property is a wonderful opportunity for those looking to step onto the property ladder.

ENTRANCE HALLWAY

Accessed through a composite door with stairs to the first floor, radiator, under stairs storage, windows X 2 into the kitchen leading into:-

DOWNSTAIRS WC

With a concealed WC, vanity housed hand wash basin and extractor fan.

KITCHEN/BREAKFAST ROOM

With a UPVC double glazed window to front aspect, the kitchen has a range of wall and base units with laminate worktops, stainless steel one and a half drainer sink with chrome mixer tap, space and plumbing for a washing machine, electric fan assisted oven with gas hob and extractor fan, integrated fridge/freezer with space for a breakfast table and chairs..

LIVING ROOM

With bifold doors to rear aspect, UPVC double glazed feature window to side aspect, radiator, space for comfy sofas and TV cabinet.

FIRST FLOOR LANDING

With a feature window to the side aspect on the stairs.

MASTER BEDROOM

With a UPVC double glazed window to rear aspect, radiator, space for a king size bed with side draws and wardrobes.

BEDROOM TWO

With a UPVC double glazed window to front aspect, radiator, space for a double bed and storage.

BEDROOM THREE

With a UPVC double glazed window to rear aspect, radiator, space for a single bed and storage.

FAMILY BATHROOM

With an opaque UPVC double glazed window to front aspect, panelled bath with overhead shower with rainfall and handheld attachment, WC, vanity housed hand wash basin, chrome towel heater, mirrored cabinet.

EXTERNALLY

The front of the property has block paving providing off street parking for two vehicles, with mature shrubs.. The rear garden is fully enclosed with timber fencing and is laid to lawn with a paved patio area.

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ADDITIONAL INFORMATION

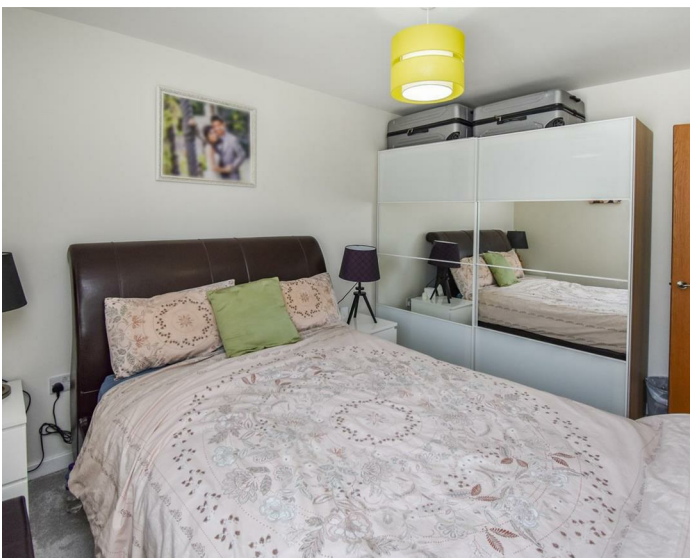
Local Authority –

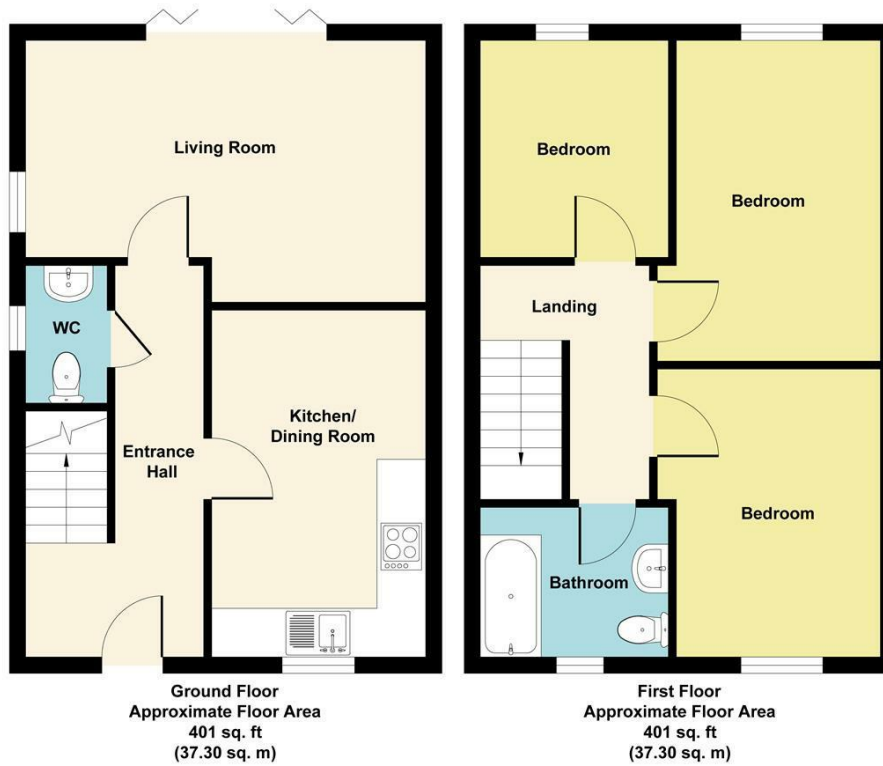
Council Tax – Band B

Viewings – By Appointment Only

Floor Area – sq ft

Tenure – Freehold





Approx. Gross Internal Floor Area 802 sq. ft / 74.60 sq. m
Illustration for identification purposes only, measurements are approximate, not to scale.
 Produced by Elements Property



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			96
(81-91) B		84	
(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	

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/tenants are advised to recheck the measurements

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