





Property Description

NO CHAIN! This well presented three bedroom family home is located within 1/2 a mile of schools and amenities! With two reception rooms, kitchen, three bedrooms, family bathroom! The property also benefits from a private rear garden. A MUST VIEW. CALL NOW!

Entrance Hall

The entrance hall is accessed via a double-glazed door to the front, radiator and storage cupboard.

Lounge/Diner

15' 9" into recess x 14' plus door recess (4.80m into recess x 4.27m plus door recess)

A spacious family living area with double glazed French doors opening out onto the rear garden and radiator.

Play Room/Study

11' into recess x 8' 9" max (3.35m into recess x 2.67m max)

Previously the garage, now converted to a versatile room with radiator, storage cupboard and window to the side.

Kitchen

Comprising of a range of wall, base and drawer units, work surfacing with inset sink/drain, plumbing for washing machine and dishwasher, space for fridge/freezer, space for cooker, tiling to splashprone areas, window to the front, tiled floor and radiator.

Landing

Stairs from reception hallway with loft access and airing cupboard

Bedroom One

11' 10" x 8' 9" (3.61m x 2.67m)

Bedroom one is a rear facing room with double-glazed window, built in wardrobe and radiator.

Bedroom Two

9' 4" x 10' 4" (2.84m x 3.15m)

Bedroom two has a double-glazed window to the front and a radiator.

Bedroom Three

6' 4" max x 8' 9" max (1.93m max x 2.67m max)

Bedroom three is a rear facing room with a double-glazed window and radiator.

Bathroom

Front facing suite with double-glazed window, comprising of bath with shower over, wash hand basin, w.c, part tiling and radiator.

Outside

Front Garden

To the front of the property there is a patio area with gated access to the front door. There is side access to the rear of the property and a converted garage for storage with up and over door, there is also an outside tap for convenience.

Rear Garden

The rear garden has a shed with power, patio area and gravel area all enclosed with fencing.

Agents Notes

Currently the vendors details do not match the registered title at Land Registry. Please ask the branch for more details









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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EPC Rating: D Council Tax
 Band: B

Tenure: Freehold

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