



Connells

Washbrook Road  
RUSHDEN





## Property Description

\*\*\* Offered to the market with no upper chain, close to local amenities and benefiting from two reception rooms, two double bedrooms and modern first floor bathroom. In addition the property has a fitted kitchen with door leading out on to rear garden. \*\*\*

### Porch

Double glazed door to front elevation.

### Entrance Hall

### Lounge

Double glazed window to front elevation and radiator.

### Dining Room

Double glazed French doors to rear elevation and radiator.

### Kitchen

Door to side elevation and double glazed window to rear elevation. Fitted with a range of wall and base units with work surfaces over and stainless steel sink drainer with tiling to water sensitive areas.

## First Floor Landing

Stairs rising to second floor.

## Bedroom One

Double glazed window to rear elevation and radiator.

## Bedroom Two

Double glazed window to front elevation and radiator.

## Bathroom

Double glazed windows to rear and side elevations. Bath with shower over, low level wc and wash hand basin with full tiling and ladder style radiator.

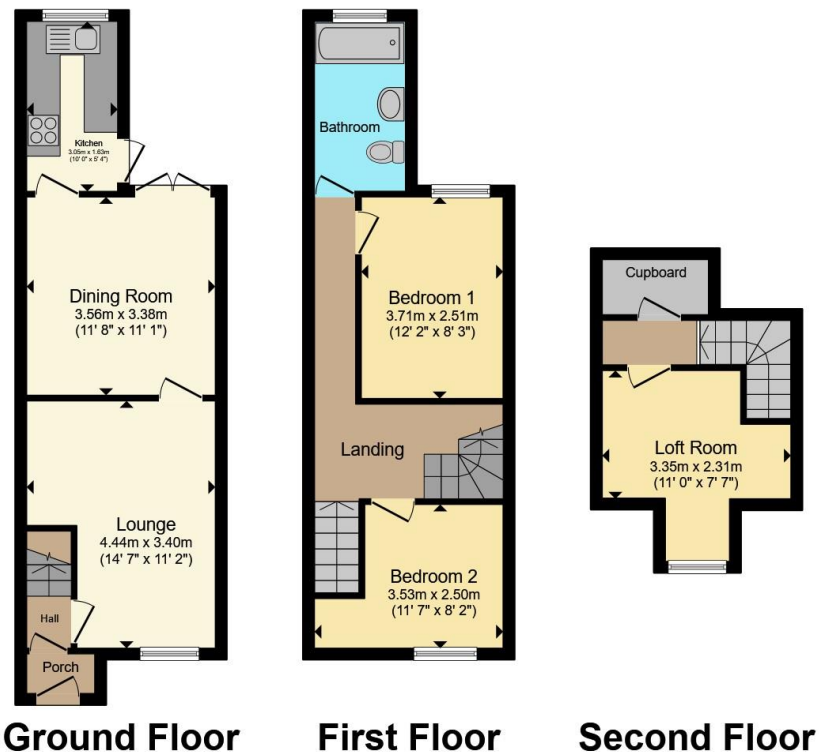












Total floor area 80.2 m<sup>2</sup> (863 sq.ft.) approx

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.propertybox.io](http://www.propertybox.io)



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66 High Street  
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EPC Rating: D Council Tax  
 Band: A

Tenure: Freehold

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Property Ref: RDN406003 - 0003