







### Property Description

A beautifully designed three bedroom traditional townhouse, offering a perfect combination of modern features and functional living spaces. Each home is equipped with air source heat pumps, ensuring energy efficiency and sustainable living. On the ground floor, you'll find an integral garage, a convenient boot room, and access to a private garden, creating a versatile and practical entrance to the home. The first floor features a bright and spacious open-plan living, dining, and kitchen area, complete with integrated appliances, providing a perfect setting for family life or entertaining. This floor also includes bedroom two and a cloakroom, adding to the home's thoughtful layout. The second floor is dedicated to rest and relaxation, featuring the principal bedroom, bedroom three, and a contemporary family bathroom. The principal bedroom also boasts access to a private terrace, offering a serene outdoor retreat. The home provides a modern take on traditional townhouse living, making them the perfect choice for families or professionals seeking a stylish and practical home at the heart of the Merchants Yard development.

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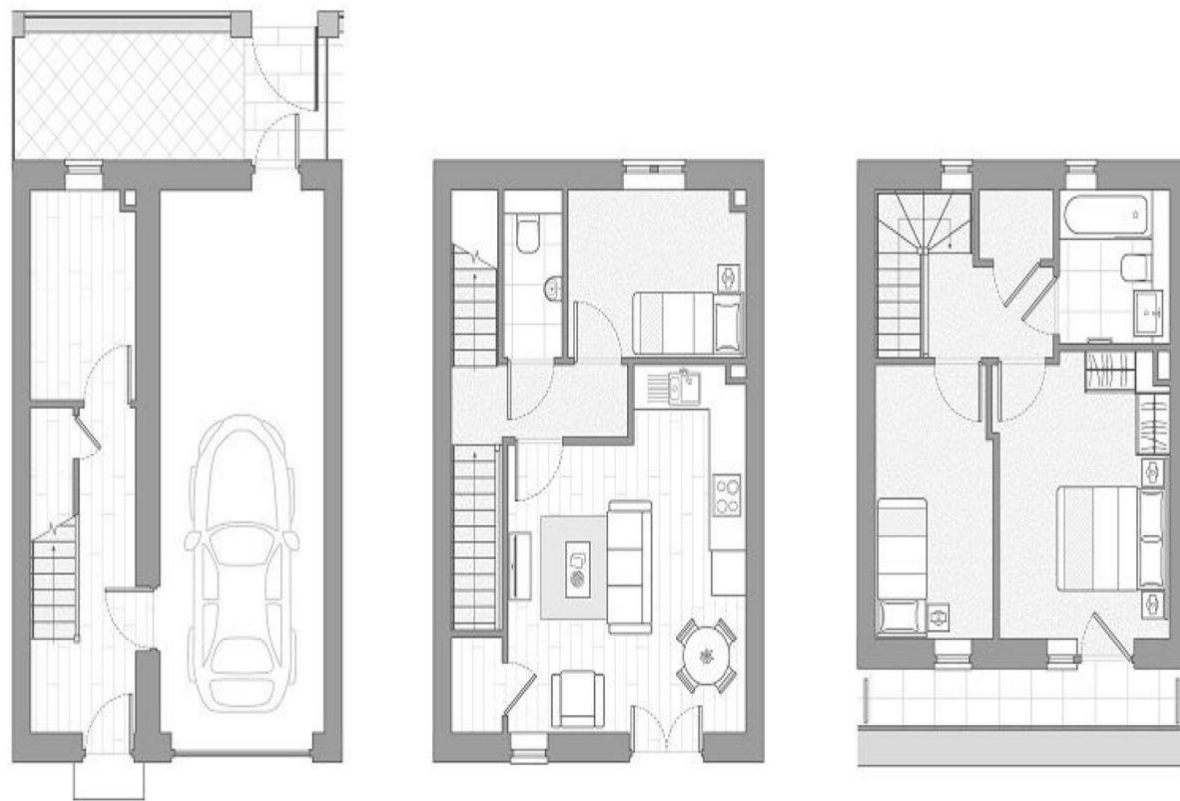
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To view this property please contact Connells on

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6 Princes Street  
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**EPC Rating: Exempt**

**view this property online [connells.co.uk/Property/ICH311981](https://connells.co.uk/Property/ICH311981)**

Tenure: Freehold



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