

for sale

£250,000



Chichester Close Belmont Hereford HR2 7YU

An immaculately presented three bedroom property located in a quiet residential area on the southern outskirts of the City Centre. Offering spacious accommodation throughout and benefiting from off road parking, en suite and a well maintained garden.

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Entrance Porch

Ceiling light point and door to the following.

Cloakroom

WC, wash hand basin, central heating radiator, ceiling light point and double glazed obscure window to front elevation.

Lounge

10' 7" x 15' 7" (3.23m x 4.75m)

Double glazed bay window to front elevation, central heating radiator, ceiling light point and door to kitchen.

Kitchen/Diner

15' 5" x 8' 10" (4.70m x 2.69m)

Wall, base and draw units, one and a half bowl sink and drainer, roll top work surfaces, tiled splash backs, integrated oven gas hob and cooker hood, integrated dish washer, space for fridge freezer, spotlights to ceiling, central heating radiator, double glazed window to rear, double doors to garden, door to utility cupboard with plumbing.

Landing

Central heating radiator, ceiling light point, loft hatch and airing cupboard.

Bedroom One

12' 6" x 9' 5" (3.81m x 2.87m)

Double glazed window to rear elevation, feature paneling to wall, central heating radiator, ceiling light point and built in storage.

En Suite

Walk in shower cubical with splash back tiling, wash hand basin, WC, towel rail, double glazed obscure window to side elevation and ceiling light point.



Bedroom Two

6' x 8' 11" (1.83m x 2.72m)

Double glazed window to front elevation, central heating radiator and ceiling light point.

Bedroom Three

9' 6" x 8' 4" (2.90m x 2.54m)

Double glazed window to front elevation, central heating radiator and ceiling light point.

Bathroom

Bath with hand held shower, part tiling, wash hand basin, WC, towel rail, double glazed obscure window to side elevation and ceiling light point.

Garden

Patio, lawn, pebble stone pathway to further patio with out building storage, raised sleepers, gate to front and fencing to borders.

Outbuilding

Double doors to front and side storage compartment.





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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Property Ref: HER315258 - 0003

Tenure: Freehold

EPC Rating: C

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