

for sale

offers in the region of **£320,000**



Three Elms Road Hereford HR4 0RH

Located in a popular and convenient location this wonderful detached bungalow is being sold with NO ONWARD CHAIN. This beautiful home has recently been renovated throughout and is one you must see to fully appreciate the size and finish.

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Approach

A drop curb giving access to the tarmac drive which leads to the car port which is situated down the side of the home. To the side you have a pebble stone area and further one a good size lawn with two side gates giving access to the rear garden and the door to the side gives access to:

Entrance Porch

Double glazed door to the side, double glazed window to side elevation, storage cupboard and door leading to the lounge.

Lounge

11' 7" x 11' 6" (3.53m x 3.51m)

Double glazed French doors to the front giving access to the front garden, two central heating radiator, ceiling light point and arch leading to the kitchen.

Kitchen

12' 11" x 9' 11" (3.94m x 3.02m)

A fitted kitchen with soft closing wall and base units with work surfaces over, one bowl sink and drainer, integrated electric oven and has hob with cooker hood over, plumbing for the washing machine, integrated dishwasher, integrated fridge freezer, central heating radiator, storage cupboard which houses the central heating boiler, double glazed window to rear and side elevation, double glazed door to the rear giving access to the rear garden and spot lights to the ceiling.

Landing

Loft access, airing cupboard which has a central heating radiator, central heating radiators ceiling light point and doors leading to:



Bedroom One

11' 7" x 11' 7" (3.53m x 3.53m)

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

Bedroom Two

9' 11" Max x 9' 5" (3.02m Max x 2.87m)

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

Wet Room

A newly fitted wet room briefly comprising: walk in shower, wash hand basin, low level W.C, fully tiled to the walls, ladder style radiator, extra fan and spot lights to ceiling and double glazed obscure window to rear elevation.

Rear Garden

A low maintenance garden to the rear which is slab paved and fencing to the boarders with two side gates giving access back to the front of the home.





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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T 01432 267 511
E hereford@connells.co.uk

23 King Street
 HEREFORD HR4 9BX

Property Ref: HER315513 - 0004

Tenure: Freehold EPC Rating: E

Council Tax Band: D

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