

for sale

£245,000



Kingsway Hereford HR1 1HB

A semi-detached property with two double bedrooms, two reception rooms and a large garden. Will also have a driveway once completed. Located in a popular residential area near Hereford County Hospital, Railway Station and a 5 minute walk into the City Centre.

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Approach

Driveway - with dropped kerb to be completed & paved steps leading up to front door.

Entrance Hall

Ceiling light point, radiator, stairs to first floor and door to lounge.

Lounge

Double glazed window to front, radiator, ceiling light point and under stairs storage.

Kitchen

Wall and base units, work tops, one bowl sink with splashback tiling, space for fridge freezer, ceiling light point and double glazed window to dining room .

Dining Room / Bedroom 3

Double glazed window to side and rear, double glazed window into kitchen, Central heating Radiator.

Utility

Wall and base units, work tops, one bowl sink, space for freestanding oven, plumbing for washing machine, space for fridge freezer, ceiling light point and double glazed door to rear.



Wc

WC, hand wash basin, ceiling light point.

Landing

Ceiling light point, loft hatch and doors to the following.

Bedroom One

Double glazed window to front elevation, radiator, ceiling light point and walk in wardrobe.

Bedroom Two

Double glazed window to front elevation, radiator, ceiling light point and walk in wardrobe.

Garden

Slabbed garden, with large canopy area currently used as a bar, large shed/workshop to rear and gate leading to front of property.





Ground Floor

First Floor

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: HER315952 - 0008

Tenure:Freehold EPC Rating: C

Council Tax Band: B

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