



Seymour Avenue, Brandon, IP27 0XB

welcome to

Seymour Avenue, Brandon

CHAIN FREE! Tucked away in a popular residential estate, this detached home has plenty to offer! Offering three good sized bedrooms, master ensuite, family bathroom & guest W.C, plenty of potential to improve throughout, a good sized rear garden and garage with driveway parking!

Summary

Located within a quiet residential area that is popular with both homemovers and investors alike, but still being just a short stroll away from Brandon town centre and it's array of amenities, including a range of independent retailers, supermarkets, takeaways, primary and secondary schools and a main train line with direct links to Cambridge and Norwich, you will find this three bedroom detached family home!

Sitting back from the road, the property firstly offers a lawned garden to the front, handy garage and plenty of off road parking in the form of a driveway. Inside, the accommodation is good sized throughout and offers great potential for improvement and the new owner to come in and put their own stamp on this home! An entrance porch and hall takes you onto a handy downstairs W.C, spacious living room, with doors that open out to the rear garden, a practical kitchen/diner, which is great for entertaining, three good sized bedrooms, with the master having the benefit of an en-suite, and a further family bathroom.

To the rear, the garden is also of a great size and offers further scope to renovate and truly make a space that is perfect for your needs!

Viewing is a must to truly appreciate what's on offer here!

The Accommodation

Entrance door to:

Entrance Hall

With door to front, stairs to first floor landing, under stairs storage cupboard and radiator.

Cloakroom

With W.C, wash hand basin, window to front and radiator.

Living Room

11' 4" max. x 21' 10" (3.45m max. x 6.65m)

With gas fireplace, door and window to rear and radiator.

Kitchen / Diner

15' 3" x 8' 6" max. (4.65m x 2.59m max.)

With a range of wall and base units with work surface over, sink unit with mixer tap over, gas hob, oven, space for fridge/freezer, space and plumbing for washing machine, door to side and radiator.

First Floor Landing

With built in airing cupboard, access to the loft space and window to side.

Bedroom One

9' 3" x 12' 8" (2.82m x 3.86m)

With built in wardrobes, window to rear and radiator.

En-Suite

With W.C, wash hand basin with mixer tap over, shower cubicle with shower attachment over, window to rear and radiator.





Bedroom Two

8' 9" x 9' 10" (2.67m x 3.00m)
With window to front and radiator.

Bedroom Three

11' 5" max. x 9' 8" max. (3.48m max. x 2.95m max.)
With window to rear and radiator.

Bathroom

With W.C, wash hand basin with mixer tap over,
bath, window to front and radiator.

Outside

Front Garden

To the front of the property is a garden which is
mainly laid to lawn with a driveway, for ample off
road parking space.

Rear Garden

To the rear of the property is a good sized garden
which is mainly laid to lawn with a gate to the side
and outside tap.

Agents Note

The Land Registry title has yet to be updated with
the Vendor's details. Please ask the branch for more
details.



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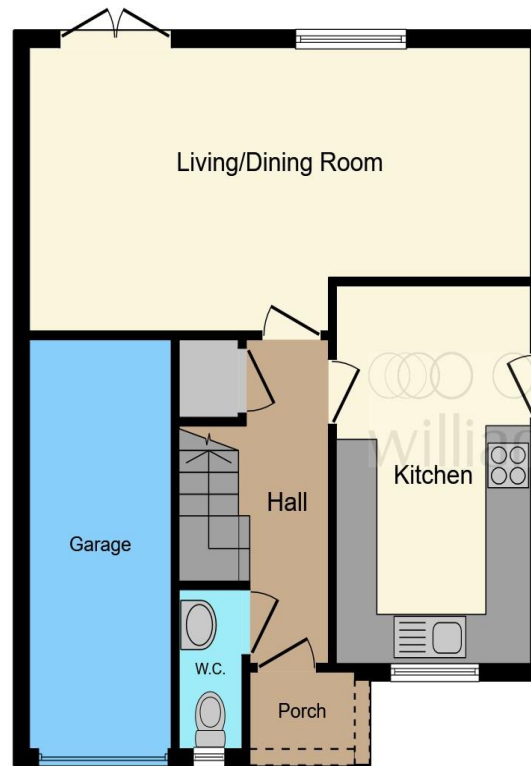
- Detached House with Plenty of Potential
- Three Good Sized Bedrooms
- Master En-Suite, Family Bathroom & Downstairs W.C
- Garage & Driveway Parking
- Chain Free!
- Good Sized Rear Garden
- Popular Location within Brandon
- Close to Local Amenities

Tenure: Freehold EPC Rating: D

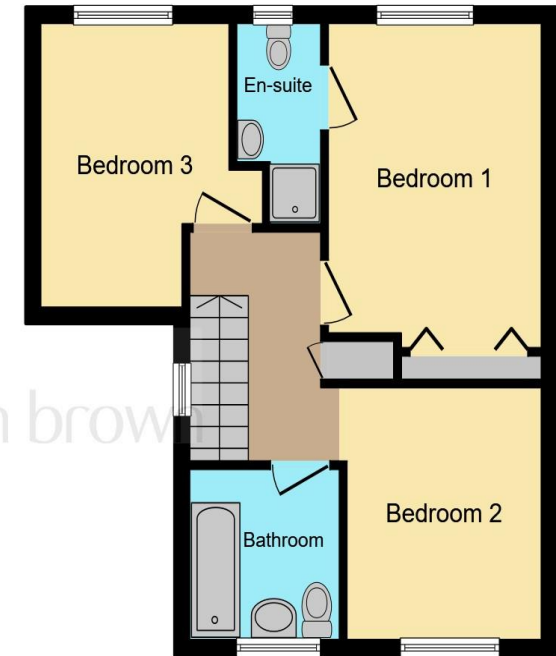
£255,000

directions to this property:

From the William H Brown office on Brandon's High Street, proceed and take a right at the traffic lights onto London Road. Continue towards the edge of the town and take a right onto Crown Street, followed by a left onto Edmund Road. Continue and take a further left onto Seymour Avenue and continue round the bend, where you will come to find the property on the left hand side, clearly indicated by a William H Brown For Sale board.



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:
BRD110292 - 0001

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