



Emberton Park, Kingswood, HU7

Offers Over £220,000













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Selling with NO CHAIN! This recently renovated detached property would make a fantastic family home and has a nice balance of indoor and outdoor space making it a fantastic place to call home! Briefly offering lounge, kitchen, downstairs WC and large conservatory to the ground floor. 3 Bedrooms and bathroom to the first floor. Rear garden, large garage and allocated parking.

Situated in the heart of Kingswood, the property is in a quiet residential area with access to rural walks nearby. Furthermore, it is a short walk or drive to Kingswood shops which feature an ASDA Superstore, clothing retailers, entertainment, and leisure activities. The area itself has strong transport networks and catchment areas for local schools.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C	70 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

KEY FEATURES

- Detached
- 3 Bedrooms
- NO CHAIN
- 2 Reception Rooms
- Garage

DETAILS

Entrance Hall

With laminate flooring, radiator, door leading to lounge, door leading to kitchen, door leading to downstairs WC and stairs leading to the first floor.

Downstairs WC

With laminate flooring, hand wash basin and WC.

Lounge

With laminate flooring, feature fireplace, double glazed window, radiator, doors leading to kitchen and patio doors leading to conservatory.

Kitchen

With laminate flooring, sink/drain, brand new cabinets, radiator, double glazed window, fan extractor, hob, laminated work surfaces, spotlights and oven.

Large Conservatory

With tiled flooring, double glazed window and patio doors leading to the rear garden.

Bedroom 1

With laminate flooring, radiator and double glazed window.

Bedroom 2

With laminate flooring, radiator and double glazed window.

Bedroom 3

With laminate flooring, radiator and double glazed window.

Bathroom

With tiled flooring, towel radiator, tiled walls, pedestal hand wash basin, shower cubicle, WC and double glazed window.

Rear Garden

With patio, lawn, fence boundary, access to side aspect and garage.

Parking/Large Garage

With allocated parking to the front and access to the garage.

Viewings

Strictly by appointment with selling agents. Please contact Wigwam Homes today to book your viewing.

Fixtures & Fittings

Various fixtures and fittings may be available by separate negotiation and need to be confirmed prior to processing a formal offer.

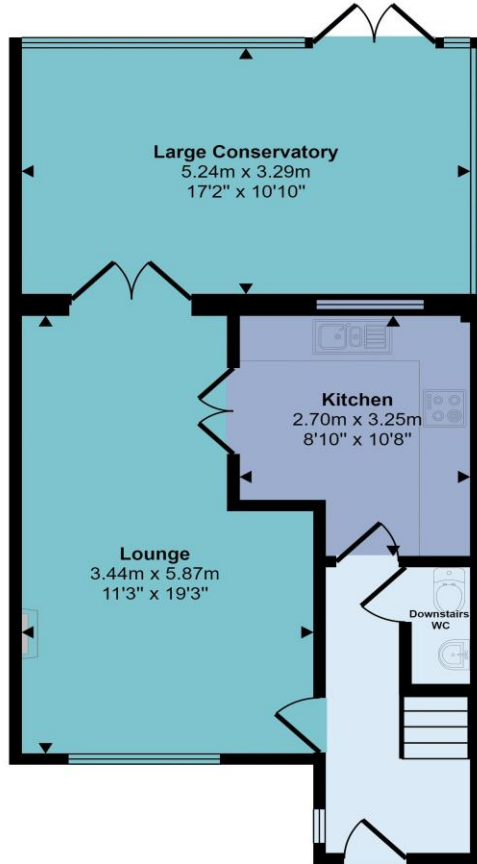
Free Market Appraisals

We at Wigwam homes are delighted to offer any homeowner a free no obligation valuation on your property. With various packages available with no tie in periods and no sale no fee contracts! Call us now on 01482 505152.

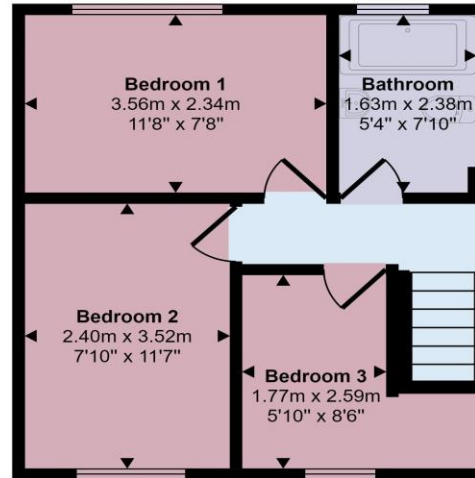
About Us

At Wigwam Homes we take pride in the success we achieve for our clients. Whether it is selling your properties, finding your forever home, searching for a long-term rental investment or looking to profit from onward selling, the Wigwam team is here to guide you through the housing market.

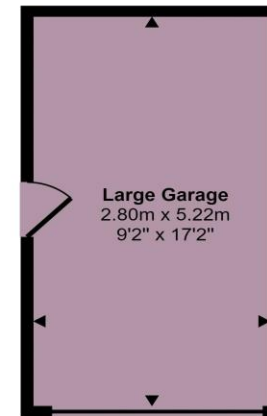
Approx Gross Internal Area
99 sq m / 1071 sq ft



Ground Floor
Approx 52 sq m / 564 sq ft



First Floor
Approx 32 sq m / 349 sq ft



Garage
Approx 15 sq m / 157 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.