



Grosvenor Road, Kingswood, HU7

Asking Price £175,000









WIGWAM HOMES

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This 3-bedroom semi-detached property boasts a sleek modern design throughout. As you enter, you are greeted by a welcoming entrance hall leading to a spacious lounge and a stylish kitchen/diner on the ground floor. Upstairs, you'll find three cozy bedrooms and a contemporary bathroom. Outside, the property features a lovely rear garden, perfect for relaxing or entertaining, along with allocated parking for your convenience. This home offers a perfect blend of modern living and comfort.

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		95 A
81-91	B	81 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

KEY FEATURES

- Semi-Detached
- 3 Bedrooms
- 2 Allocated Parking
- Fitted Wardrobes
- Downstairs WC

DETAILS

Entrance Hall

With carpet flooring, door leading to front aspect, door leading to lounge, radiator and stairs leading to first floor.

Lounge

With carpet flooring, radiator, double glazed windows and door leading to kitchen/diner.

Kitchen/Diner

With laminate flooring, radiator, double glazed windows, patio doors leading to rear garden, door leading to downstairs WC, door leading to lounge, integrated hob, integrated oven, spotlights, laminate work surfaces, wine cooler, cabinets, fan extractor, sink/drainage and space for appliances.

Downstairs WC

With tiled flooring, radiator, WC and pedestal hand wash basin.

Bedroom 1

With carpet flooring, radiator, double glazed window and fitted wardrobes.

Bedroom 2

With carpet flooring, radiator and double glazed window.

Bedroom 3

With carpet flooring, radiator and double glazed window.

Bathroom

With tiled flooring, pedestal hand wash basin, towel radiator,

spotlights, WC and bath tub with shower attachment.

Rear Garden

With patio flooring, lawn, fence boundary, access to the rear garden, access to the front aspect and patio doors leading to kitchen/diner.

Parking

Offers 2 allocated parking spaces to the rear aspect.

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.

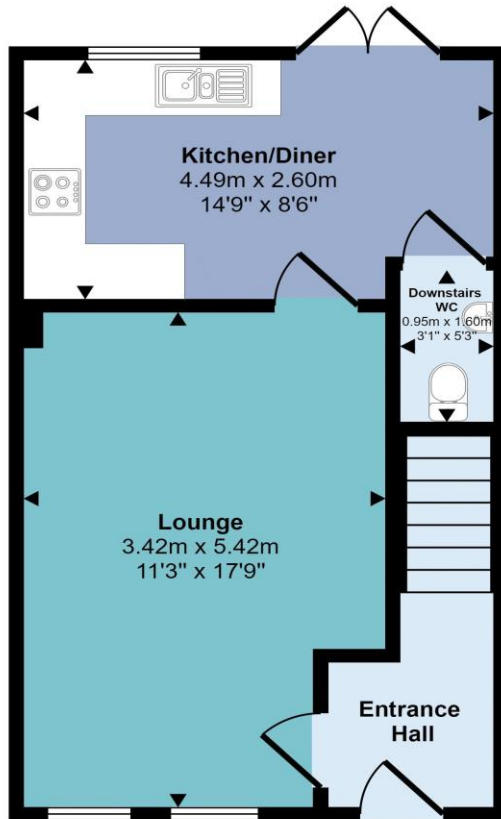
Free Market Appraisals / Property Valuations

We at Wigwam Homes are delighted to offer any homeowner a FREE no obligation valuation on your property. Call today to book! Interested in selling? We offer zero tie-in periods and no-sale NO-fee! Call us now on 01482 50 51 52 to book a valuation.

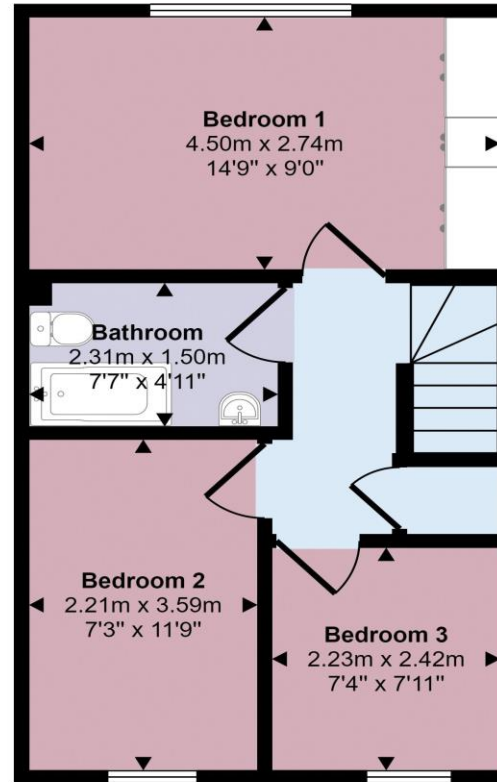
Free Mortgage Consultations

At Wigwam Homes we have our own independent mortgage advisors with access to over 90 lenders. With so many mortgage products on the market, an independent advisor can show you all the various options and help you discover which one is right for you. We can also help with any property, income and personal insurances which you may need to complete your mortgage application.

Approx Gross Internal Area
74 sq m / 795 sq ft



Ground Floor
Approx 37 sq m / 396 sq ft



First Floor
Approx 37 sq m / 400 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.