



**Burnett Close, Saltash PL12 4LL**



**welcome to**

**Burnett Close, Saltash**

We are delighted to bring to market, this spacious three-bedroom home in sought after location in Saltash. The property is well presented throughout and has a beautiful south facing garden, family bathroom, fitted kitchen & conservatory, spacious lounge, front garden and single garage.



### **Entrance Hallway**

Ceiling light, storage cupboard, carpet flooring, door to living room.

### **Lounge**

15' 10" x 14' 7" ( 4.83m x 4.45m )

Ceiling light, double glazed window to front, under stairs cupboard, carpet flooring,

### **Kitchen**

14' 6" x 8' 5" ( 4.42m x 2.57m )

Ceiling light, double glazed windows to rear, wall mounted and floor based units, electric oven, gas hob, extractor fan, space for fridge freezer, washing machine and tumble dryer, wine rack and vinyl flooring.

### **Conservatory**

11' 10" x 8' 10" ( 3.61m x 2.69m )

Laminate flooring, door to garden.

### **Bedroom One**

14' 3" x 8' 6" ( 4.34m x 2.59m )

Double glazed window to front, radiator, carpet flooring.

### **Bedroom Two**

10' x 8' 4" ( 3.05m x 2.54m )

Ceiling light, double glazed window to rear, radiator, carpet flooring.

### **Bedroom Three**

9' 9" x 5' 9" ( 2.97m x 1.75m )

Ceiling light, double glazed window to front, storage cupboard, carpet flooring.

### **Bathroom**

Ceiling light, vinyl flooring, dg window to rear, , bath with shower over head, w/c, wash hand basin, heated towel rail, storage cupboard, radiator, wall mounted cabinet, vinyl flooring.

### **Rear Garden**

Outdoor light, patio area, shed, enclosed with fencing,

### **Garage**

The property benefits from a garage in a separate block.



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## Burnett Close, Saltash

- THREE BEDROOMS
- SOUTH FACING GARDEN
- TERRACE
- FRONT AND REAR GARDENS
- COUNCIL TAX BAND - B

Tenure: Freehold EPC Rating: C

offers in excess of

**£220,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
SAS104890 - 0005

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