





**8C CREEK GARDENS** WOOTTON BRIDGE, PO33 4JX

£149,000 LEASEHOLD

CHAIN FREE. A lovely 2 bedroom CREEKSIDE low maintenance holiday home, situated within a peaceful development, close to village amenities. Master Bedroom en-suite. CHAIN FREE.

Williams
SALES & LETTINGS

# **8C CREEK GARDENS**

• 2 Bedroom holiday home • 12 month season • Stunning location • Chain Free





# Lounge/ Diner 12'5" x 16'0"

Double glazed doors to front. Double glazed window Leasehold- 989 years remaining to back. Electric heater

#### Cloakroom

Obscured double glazed window. W.C. Basin.

### Kitchen 8'6" x 5'10"

Range of floor and wall units. Built in oven. Stainless steel basin and drainer. Freestanding washing machine. Freestanding fridge/freezer.

#### Hallway

Double glazed door to back. Understairs storage cupboard. Double glazed window. Stairs to 1st floor

# Bedroom 1 9'10" x 10'2"

Double glazed window to front with creek views. Electric heater. Built in wardrobe. Door to ensuite shower room.

#### En-suite shower room

Double glazed obscured window to back. Shower cubicle. Basin. W.C.

# Bedroom 2 8'6" x 9'6"

Double window to side. Electric heater. Built in cupboard housing water tank. Loft access

#### Bathroom

Double glazed obscured window to back. Bath. Basin, W.C.

#### Outside

Decked area to front of property.

#### Additional information

Maintenance costs-£1700 per annum.

FPC: Tho

12 Month season - RESTRICTED TO HOLIDAY USF







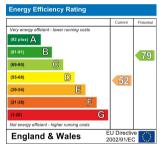
GROUND FLOOR 333 sq.ft. (31.0 sq.m.) approx. 1ST FLOOR 334 sq.ft. (31.1 sq.m.) approx.

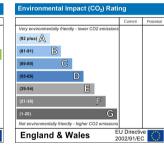


Whitst every attempt has been made to ensure the accuracy of the floorplan contained their, measurements of doors, windows, rooms and any other terms are approximate and not responsibility is taken for any entry, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements