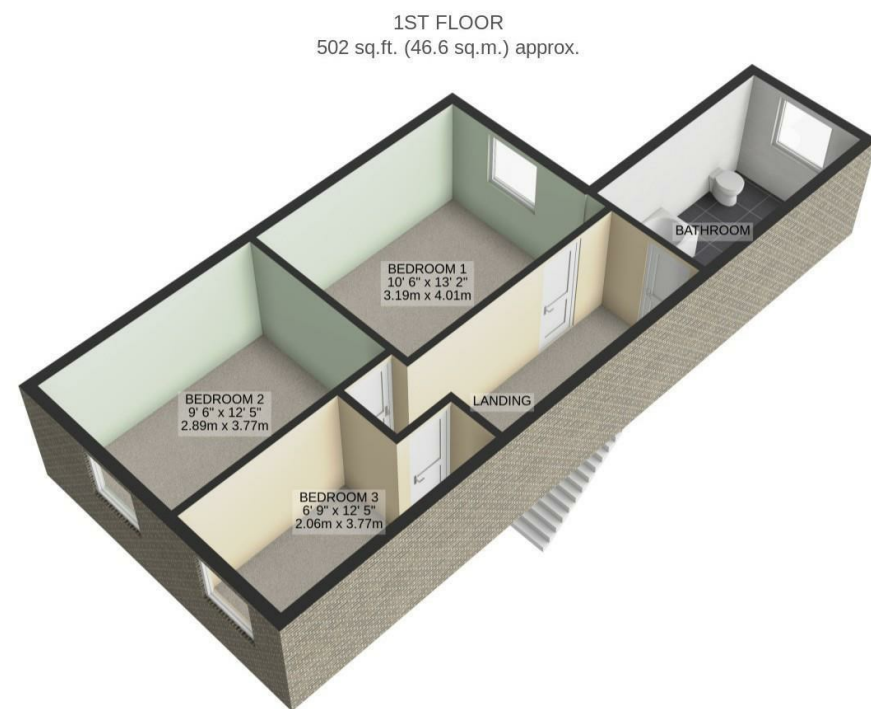


Regent Street, NN14 2RF



Regent Street, NN14 2RF

- Three Bedrooms
- Good size South/westerly enclosed rear garden
- Gas central heated and double glazed
- Well presented throughout
- Re-fitted Kitchen and Bathroom

PRICE
£995

We would like to point out that all measurements set out in these sales particulars are approximate and are for guidance only. We have not tested any apparatus, equipment, systems or services etc. And cannot confirm that they are in full or efficient working order or fit for their purpose. No assumption should be made as to compliance with planning consents or current usage. Nothing in these particulars is intended to indicate that any carpets or curtains, furnishings or fittings, electrical goods (whether wired or not), gas fires or light fittings, or any other fixtures not expressly included form any part of the property being offered for sale. While we endeavor to make our sale details accurate and reliable, if there is any point which is of particular importance to you, please, contact us and we will be pleased to confirm the position for you. Wide angled lens may have been used on all photography.



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**** IN PERSON AND VIDEO VIEWINGS AVAILABLE **** Good size and well presented THREE bedroom bay front terrace with South/Westly aspect enclosed rear garden. Gas central heated and double glazed; Porch, entrance hallway, from to back through Lounge/dining room and re-fitted kitchen. Landign to three bedrooms and re-fitted bathroom suite over bath shower.

OUTER ENTRANCE PORCH

Having opaque double glazed panelled door to Main Entrance Hallway

MAIN ENTRANCE/HALLWAY

Having stair case raising to first floor landing, panelled door to good sized Lounge/Dining Room

LOUNGE/DINING ROOM

26'5 x 10'10 narrowing to 9'7 (8.05m x 3.30m narrowing to 2.92m) The lounge have bay window to front with window seat under, ornate cast iron inset, two radiators, further double glazed window to rear, cupboard and panelled door to refitted Kitchen

KITCHEN

12'2 x 6'10 (3.71m x 2.08m) Offering a range of high and base level cupboard units with solid wood work tops with tiled surrounds, Belfast sink with mixer tap, gas hob, built in oven and extractor, further appliance space, two double glazed windows and door to rear garden, tiled floor and ceiling spot lights (agents note - panelled door to cellar will not be accessible)

LANDING

Having panelled doors to Three Bedrooms and Bathroom, over stairs cupboard

BEDROOM ONE

13'1" x 10'5" (4.0m x 3.2m) Having double glazed window to rear and radiator

BEDROOM TWO

12'1" x 9'2" (3.7m x 2.8m) Having double glazed window to front and radiator

BEDROOM THREE

8'10" x 6'6" (2.7m x 2.0m) Having double glazed window to front and radiator

BATHROOM

Refitted three piece suite comprising Wc, pedestal wash hand basin and panelled bath with screen and shower over, radiator and opaque double glazed window to rear

OUTSIDE FRONT

Front court and pathway to entrance door, shared side access to private rear garden gate

OUTSIDE REAR

The rear is larger than average South/Westerly aspect rear garden which is mainly laid to lawn leading down to block pave patio, enclosed by panelled fencing



call to view 01536 418100

