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ESTATE AGENT

95 Leigh Park Road, Bradford-on-Avon, BA15 1TG.

Guide Price: £370,000

Well located home in popular cul de sac. Three bedrooms, good level garden, garage & parking.

The sitting room is situated at the front of the house with exposed floorboards & a fireplace. The dining room has sliding patio doors to the rear garden & adjoins the kitchen; some may wish to "knock them through" to create the fashionable & nearly ubiquitous kitchen diner. The kitchen sports a range of units, fitted hob & oven with extractor hood plus the side door to the garden, garage & path to the front of the house. The first floor offers three bedrooms; two doubles, one each to front & rear plus a single bedroom and the family bathroom. It is fair to say the comfortable living spaces would benefit from updating & possibly the aforementioned remodelling of the kitchen & dining room dependent on taste.

Externally there is a west facing rear garden which wraps around the rear of the garages adding an extra & unexpected dimension to the outside space available. The detached garage is at the side of the house and has driveway parking in front of it.

Bradford-on-Avon offers enviable market town amenities including; good schools, doctor & dentist, swimming pool & sports fields, library & Music Centre, many places to eat & drink, shops & boutiques and of course canal, river and country walks. The railway station offers a picturesque ride to Bath and Bristol city centres for high street shopping, entertainment and night life.

- Well located semi-detached home
- Kitchen & adjoining dining room

- Three bedrooms
- Garden with an extra bit too...

- Living room with fireplace
- Garage & driveway parking

EPC - D





*Popular cul de sac
location*

*Three bedrooms & two
receptions*

*Good level rear gardens
Garage & parking*

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Jeremy Jenkins Estate Agents wish to inform prospective purchasers that these sale particulars are produced as a guide only. No detailed survey has been undertaken. Services, appliances or specific fittings have not been tested. Room sizes should not be relied upon for carpets, floor coverings and furnishings. Floor plans, if shown, are for identification purposes only and are not drawn to scale.
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