



Wesley Road
Stonebroom Alferton



Property Description

Hall and Benson are delighted to offer for sale this well presented three bedroom semi-detached home located in the popular village of Stonebroom. Being close to local amenities such as shops , schools and doctors surgeries yet being on the edge of countryside and within easy reach of Doe Hill country park. The well presented accommodation briefly comprises through lounge diner, study/office and breakfast kitchen. To the first floor three generous bedrooms and a family bathroom. Outside the front of the home has off-road parking for two to three vehicles and the rear of the home has an enclosed rear garden which is mainly laid to lawn.

Lounge

The home is entered via a UPVC front door to the lounge, having a UPVC double glazed window to the front elevation , UPVC french doors to the rear garden, gas central heating radiator, carpeted flooring, ceiling light and stairs rising to the first floor.

Breakfast Kitchen

Fitted with an attractive range of wall and base units with complementary worktop and tiled splashbacks. There is a one and a half bowl sink drainer unit with mixer tap over, gas hob with electric fan assisted oven. Space for white goods, vinyl flooring, gas central heating radiator, ceiling lights and UPVC double glazed window to the front elevation.

Office/ Study

With a UPVC double glazed window to the rear elevation , gas central heating radiator, carpeted flooring and ceiling light.

First Floor Landing

With loft hatch access , carpeted flooring and doors leading to;

Bedroom One

With a UPVC double glazed window to the front elevation, gas central heating radiator, carpeted flooring and ceiling light.

Bedroom Two

With a UPVC double glazed window to the rear elevation, gas central heating radiator, carpeted flooring and ceiling light.

Bedroom Three

With a UPVC double glazed window to the front elevation, gas central heating radiator and ceiling light.

Family Bathroom

Fitted with an attractive white three piece suite comprising of panel bath , pedestal wash hand basin , low level W/C, gas central heating radiator and UPVC double glazed

window to the rear elevation,

Outside

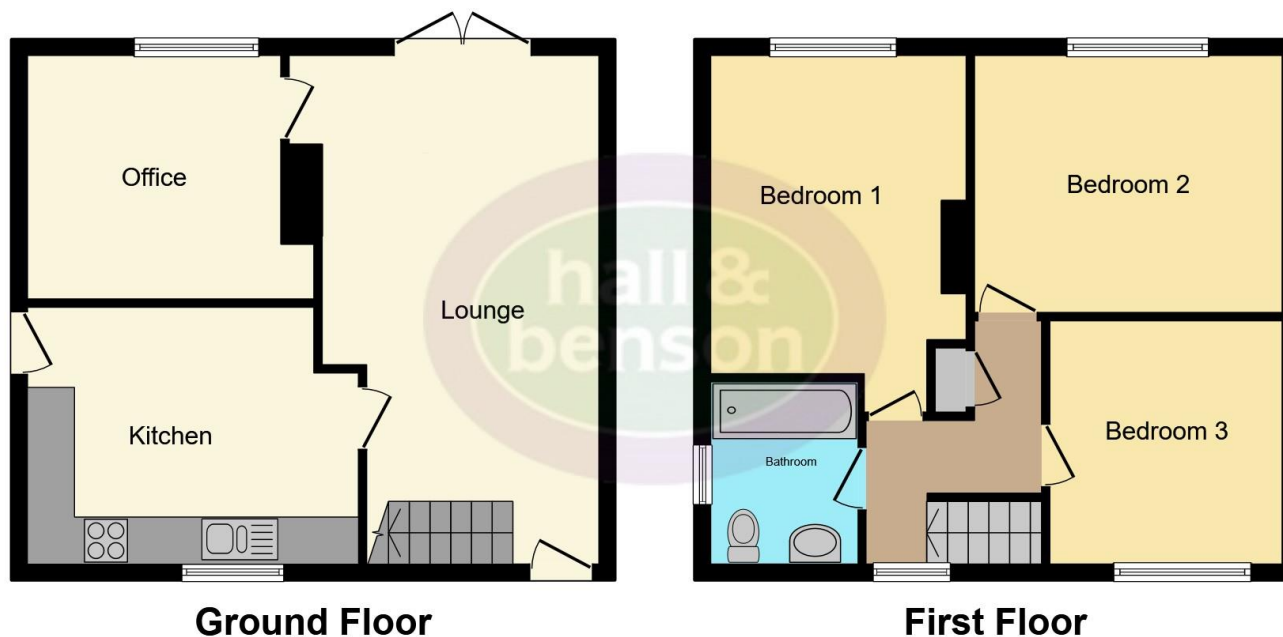
To the front of the home is off-road parking for two to three vehicles and path leading down the side of the home. The rear of the property enjoys a fully enclosed rear garden which is mainly laid to lawn.

Viewing essential. Call 01773 521771 no upper chain.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Hall & Benson on

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EPC Rating: D

view this property online hallandbenson.co.uk/Property/ALF103463

Tenure: Freehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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