



26 Court Gardens, Snaith, Goole, DN14 9JP

£220,000

EPC: D

This semi detached bungalow is located in a well established cul-de-sac within walking distance of the historic market town. Offering two bedroom accommodation the property would make an ideal purchase for anyone wishing to downsize. With a block paved driveway, carport and low maintenance rear garden this property is must view. No upward chain!

- Well presented semi detached bungalow
- Located in a well established residential area
- Sold with vacant possession
- Within walking distance of the local amenities
- Ideal for anyone wishing to downsize
- Two bedrooms
- Low maintenance rear garden
- Garden store
- Block paved driveway and carport
- Viewing highly recommended

#### DESCRIPTION

This two bedroom semi detached bungalow incorporates gas central heating and uPVC double glazed windows and offers well presented accommodation comprising;

#### ENTRANCE HALL

4'0" x 6'5"

Timber glazed entrance door. Storage cupboards. One central heating radiator. Coving to the ceiling.

#### LOUNGE

19'4" x 10'11" max.

A white fire surround with a marble inset and hearth housing an electric fire. One central heating radiator. Coving to the ceiling.

#### HALL

2'7" x 6'0"

Airing cupboard.

#### KITCHEN

11'3" x 15'9" max.

A range of fitted base and wall units having laminated worktops and tiled work surrounds. The units incorporate a stainless steel one and a half bowl single drainer sink, and a four ring gas hob with a concealed cooker hood over. Integrated double oven. Cupboard housing the 'Baxi' gas central heating boiler. Plumbing for an automatic washing machine and a dishwasher. Timber effect laminate flooring. One central heating radiator. Coving to the ceiling. Timber glazed side door.

#### BEDROOM ONE

10'10" x 10'10"

To the rear elevation. Fitted wardrobes along one wall. One central heating radiator. Coving to the ceiling.

#### BEDROOM TWO

7'9" x 10'7"

To the rear elevation. Fitted wardrobe. One central heating radiator. Coving to the ceiling.

#### BATHROOM

7'6" x 6'0"

A coloured suite comprising a panelled bath with a mains fed shower over, a wash hand basin and a low flush WC. Tiled walls. Loft access. One central heating radiator. Coving to the ceiling.

#### GARDEN STORE

9'3" x 7'5"

A block base/timber framed garden store with light and power.

#### GARDENS

To the front of the property there is a block paved driveway providing off street parking enclosed by a brick garden wall and metal gates. The driveway extends along the side of the property under the carport. A timber gate provides access into the rear garden. The garden is laid to lawn.

To the rear of the property there is a fully enclosed, low maintenance garden laid to pavers. Garden store.

# Ground Floor







