

### Floor Plan



### Accommodation

- Off street parking
- Cooker
- W Machine
- Fridge/Freezer
- Garden



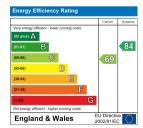




## Viewing

Please contact our HomeLets Office on 01225 484811 if you wish to arrange a viewing appointment for this property or require further information.

# **Energy Efficiency Graph**



		Current	Poter
Very environmentally friendly	- Jower CO2 emissions		
(92 plus) 🔼			
(81-91)			<b>8</b>
(69-80) C			
(55-68)	D	60	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly -	higher CO2 emissions		

# Area Map



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.