



4 HIGH STREET  
DENFORD, NN14 4EQ

£330,000  
FREEHOLD

A charming end terrace cottage with two double bedrooms, delightful garden and off-road parking with carport.

**Woodford & Co.**  
PROPERTY CONSULTANTS & AUCTIONEERS





**Total Approx Gross Internal Floor Area = 92 sq/m (990 sq/ft)**  
FOR IDENTIFICATION PURPOSES ONLY - NOT TO SCALE



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>84</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>57</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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