



## Protheroe Street, offers over £140,000

- Immaculate terraced house
- Beautifully presented Garden
- Bay window natural light
- High ceilings
- Council Tax A
- EPC Rating: C



3 1 1





## About the property

**\*NEW PRICE\*** Welcome to this immaculate terraced house, beautifully decorated to an impressively high standard both inside and out just waiting to be your new home. This property is perfect for families and couples looking for an inviting place to live.

Upon entering this splendid home, you'll find a welcoming hallway leading to a large reception room. This lovely open-plan space with beautifully high ceilings is the perfect family room, with a lounge area and dining area featuring a large bay window, which lets in an abundance of natural light, creating a warm and inviting atmosphere.

The house boasts a well throughout modern kitchen, with plenty of storage and counter space, along with a utility area. It's a bright, airy, well proportioned room, ideal for a preparing family meals.

The property offers three comfortable bedrooms. The master bedroom is a lovely double room, filled with natural light, providing a serene space where you can relax after a long day. The second bedroom is also a double room, perfect for guests or as a children's room. The third bedroom is a single room, ideal for a home office or nursery. The newly refurbished tasteful modern bathroom comes complete with a luxurious rain shower. One of the unique features of this property is its charming beautifully presented, low maintenance garden. It's a perfect spot for relaxing, entertaining, or enjoying the outdoors. This house is more than just a property; it's a place to call home.





## Floorplan



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](http://www.focalagent.com)

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