



## Mithras Way

offers in excess of £180,000

- No Onwards Chain
- Sought After Location
- Close to Local Amenitites
- Front and Rear Garden
- Kitchen Diner
- Council Tax Band - C
- EPC Rating: D



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## About the property

This terraced property, currently listed for sale, offers an exciting opportunity for those looking to put their personal stamp on a home. While the property does require modernisation, it holds significant potential for transformation into a beautiful family home. With three bedrooms, one reception room and kitchen diner the house offers ample space for both living and entertaining.

The property boasts a master bedroom, a second double bedroom, and a single bedroom, perfect for families or couples. Separate Wc and bathroom but with a bit of creativity and effort, it could become a stunning space.

The large reception room benefits from large windows providing an abundance of natural light and offers a view of the garden. This room could become the heart of the home where family and friends gather.

The kitchen is blessed with natural light and even has space for a dining area, making it a perfect spot for family meals or casual entertaining. It could become a truly wonderful space.

The property is situated in a location that offers a strong local community, green spaces, and walking and cycling routes. It is also conveniently located near schools, local amenities, and parks making it ideal for families and couples.

The EPC rating is D and it falls under council tax band C. This property is a blank canvas waiting for someone to make it their own. Don't miss out on this opportunity!



## Accommodation

### Entrance Hallway

### Living Room

17' 4" narrowing to x 9' 1" ( 5.28m narrowing to x 2.77m )

### Kitchen Diner

13' 5" x 8' 10" ( 4.09m x 2.69m )

### Bedroom One

11' 7" x 10' 5" ( 3.53m x 3.17m )

### Bedroom Two

9' 10" x 7' 3" ( 3.00m x 2.21m )

### Bedroom Three

9' 11" 6 x 10' ( 3.02m 6 x 3.05m )

### Wc

### Bathroom

## Floorplan



Total area: approx. 70.4 sq. metres (757.9 sq. feet)

This is inaccurate. For visual pleasure only  
Plan produced using PlanUp.

## Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.