



## Farmleigh, ##Invalid offers over £250,000

- Three Bedrooms
- Quiet Cul De Sac
- Spacious Lounge/Diner
- Kitchen
- Garden
- Garage
- Close To Amenities
- EPC Rating: D



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## About the property

\*\*\*GUIDE PRICE OF £260,000- £270,000\*\*\*

Perfectly located in a quiet cul de sac and within easy reach of local shops, schools and bus stops is this three bedroom house located in Farmleigh, Rumney.

## Accommodation

### Entrance Hall

### Lounge Area

12' 11" x 12' 4" ( 3.94m x 3.76m )

### Dining Area

12' 7" x 10' 7" ( 3.84m x 3.23m )

### Kitchen

17' 10" x 7' 10" ( 5.44m x 2.39m )

### Bedroom One

13' 1" x 10' 2" ( 3.99m x 3.10m )



**Bedroom Two**

12' 1" x 10' 2" ( 3.68m x 3.10m )

**Bedroom Three**

7' 11" x 8' 3" ( 2.41m x 2.51m )

**Bathroom**

**Garden**

**Garage**



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## Floorplan



Total floor area 93.6 sq.m. (1,008 sq.ft.) approx

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