



## Armoury Drive, offers in excess of £350,000

- Three Bedrooms
- Modern Three Storey Town House
- Garage/Drive/EV Point
- Walking Distance of Amenities
- Two En-Suites/Ground Floor WC/Shower
- EPC Rating: C



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## About the property

A three storey mid terrace town house in the sought after area of Heath situated at the head of a cul-de-sac with a good size sunny private rear garden. The property has a single garage and off-road parking. Situated close to shops, schools and public transport.

## Accommodation

### Entrance Hall

### Cloakroom/Shower Room

### Laundry Room

8' 9" x 5' 9" ( 2.67m x 1.75m )

### Office/Bedroom Three

8' 6" x 8' ( 2.59m x 2.44m )





## Landing

### Kitchen/Diner

14' 9" maximum x 11' 3" ( 4.50m maximum x 3.43m )

narrows to 8'5"

### Lounge

18' 8" maximum x 14' 5" ( 5.69m maximum x 4.39m )

## Landing

### Bedroom One

12' 5" x 12' ( 3.78m x 3.66m )

### En-Suite

## Bedroom Two

12' 4" x 10' 4" ( 3.76m x 3.15m )

### En-Suite

### Outside

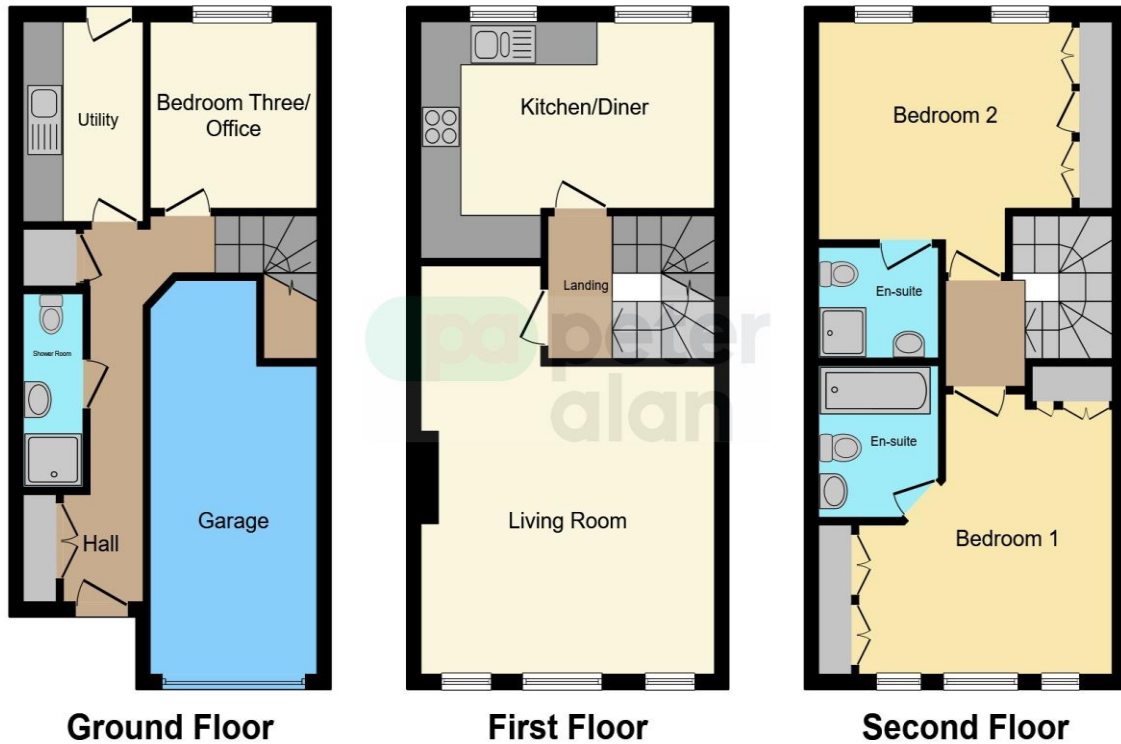
### Front / Rear Gardens

### Driveway/Integral Garage

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## Floorplan



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