



Gibbonsdown Rise, £190,000

- SHOW HOME CONDITION
- LARGER THAN AVERAGE REAR GARDEN - POTENTIAL TO EXTEND *stpp*
- 2 DOUBLE BEDROOMS
- Council Tax - Band C
- ALLOCATED PARKING TO REAR
- EPC Rating: B



 2  1  1



About the property

SHOW HOME CONDITION - LARGER THAN AVERAGE REAR GARDEN - POTENTIAL TO EXTEND *stpp* - ALLOCATED PARKING TO REAR. Close to local amenities; shops, parks, popular school catchment, easy access to link roads leading to M4 corridor, public transport routes. *Call 01446 733224*

Accommodation

Hallway

Enter via UPVc glazed door, laminate flooring, power points, radiator, stairs to first floor, doors leading to cloakroom and Living Room;-

Cloakroom

W.C., wash hand basin, radiator, window to front.

Living Room

15' 4" max x 9' 4" (4.67m max x 2.84m)

T.V. point, power points, radiator, laminate flooring, window to front.



Kitchen/ Diner

12' 7" x 8' 1" (3.84m x 2.46m)

Matching wall and base units with complimentary worktops, inset sink and drainer with mixer tap, gas oven and hob with cooker hood over, tiled areas, power points, radiator, window to rear, French doors to rear garden.

Bedroom One

12' 9" x 8' 2" (3.89m x 2.49m)

Carpeted flooring, power points, radiator, window to rear.

Bedroom Two

12' 9" x 8' 6" (3.89m x 2.59m)

Fitted cupboard, carpeted flooring, power points, radiator, window to front.

Bathroom

W.C., wash hand basin, bath with overhead shower, splash back tiled areas, radiator, window to side.

To The Rear

Patio area, laid to lawn, side access, shed to side to remain, enclosed with fencing.

Parking

One parking space to the rear.

Floorplan



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

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