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Attlee Road, ##Invalid offers in excess of £150,000

- New Combi boiler
- No Onward Chain
- Walking distance to Blackwood High Street
- Great Family home
- Great commuting links
- Well-maintained bathroom
- Side access to Garden
- EPC Rating: D



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blackwood@peteralan.co.uk



About the property

We are pleased to offer this neutrally decorated, semi-detached house for sale. This property is not only well-appointed but also conveniently located with access to public transport links, nearby schools, local amenities, parks and a strong local community.

The property boasts two reception rooms, offering ample space for both relaxing and entertaining guests. Additionally, the house provides a well-equipped kitchen, ensuring all your culinary needs are catered for. The residence comprises three bedrooms, offering comfortable space for a family or for hosting guests. A well-maintained bathroom serves the property, completing the internal setup of this appealing home.

Importantly, the property has recently been fitted with a new Combi boiler and has side access to the garden, providing both practicality and outdoor enjoyment. The house comes with an EPC rating of 'D', indicating a reasonable energy efficiency level. The council tax for the property falls under band 'B', offering potential buyers an indication of the annual local tax cost.

The property's semi-detached status means it benefits from a sense of privacy and space, without being isolated. With its blend of comfortable living spaces and convenient location, this property provides an ideal



Accommodation

Reception

10' 5" to alcove x 10' 4" (3.17m to alcove x 3.15m)

Reception Two

8' 9" x 13' 10" (2.67m x 4.22m)

Kitchen

16' 4" x 7' 3" (4.98m x 2.21m)

Ground Floor Wc

Bedroom One

8' 10" x 13' 4" (2.69m x 4.06m)

Bedroom Two

7' 11" x 13' 2" (2.41m x 4.01m)

Bedroom Three

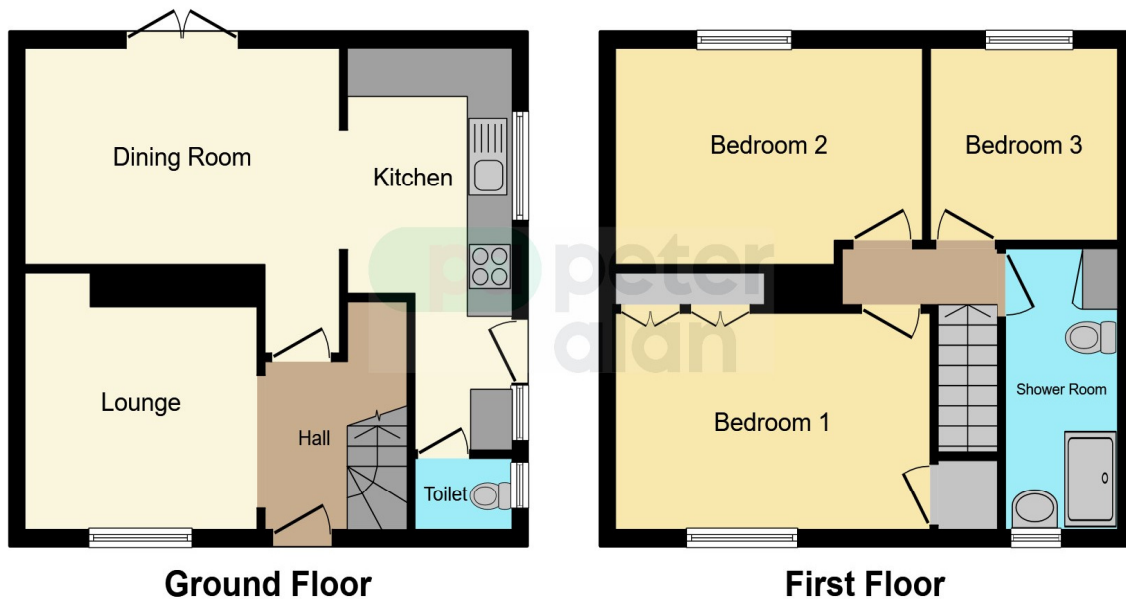
7' 11" x 8' 1" (2.41m x 2.46m)

Family Bathroom

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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

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.

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