



## Gwynedd Avenue, £100,000

- Council Tax A
- Semi Detached
- Three Bedroom
- Close To Amenities
- EPC Rating: F



 3  1  2



## About the property

Three bedroom semi detached house offered for sale. Situated within close proximity to local shops, schools and public transport links. The accommodation briefly comprises; entrance hall, lounge, dining room and kitchen to the ground floor. To the first floor there are 3 bedrooms and a bathroom. To the outside the property offers a generous front and rear garden. This ideal first time or investment opportunity further benefits; gas central heating and outside storage. viewing highly recommended to appreciate this property

## Accommodation

### Ground Floor

#### Entrance Porch

#### Entrance Hall

#### Lounge

13' 5" max x 15' 9" max ( 4.09m max x 4.80m max )

#### Dining Room

8' 9" max x 13' 5" ( 2.67m max x 4.09m )

#### Kitchen

10' 6" x 6' 2" ( 3.20m x 1.88m )

#### Rear Porch



## First Floor

### Landing

### Bedroom One

13' 9" max x 11' 9" max ( 4.19m max x 3.58m max )

### Bedroom Two

10' max x 11' 9" max ( 3.05m max x 3.58m max )

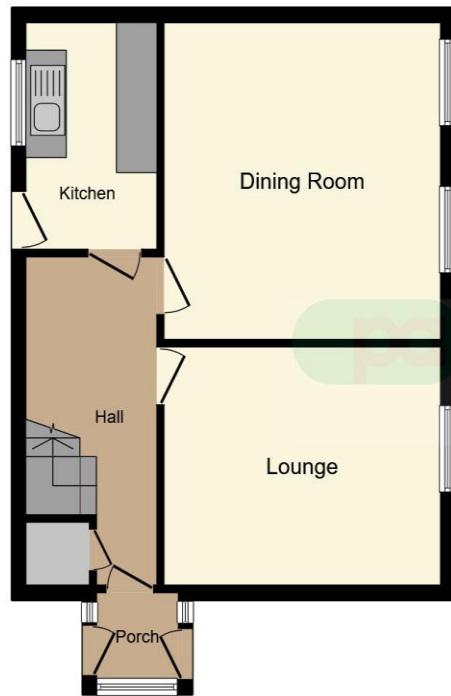
### Bedroom Three

18' 1" x 12' 1" max ( 5.51m x 3.68m max )

### Bathroom

## Rear Garden

## Floorplan



**Ground Floor**



**First Floor**

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