

* 2 Bedroom Semi-Detached Bungalow * Lounge/Diner & Conservatory * No Forward Chain * Driveway, Car Port & Detached Garage * Manicured Gardens * EPC Rating D / Council Tax Band D - £2,249.48 P.A. *

Waghorn & Company are delighted to offer to the market this deceptively spacious, 2 bedroom semi-detached bungalow, situated in a favourable, residential area which is conveniently located for local Shops & Bus routes. The property offers extended accommodation with the added benefits of a driveway, detached garage, manicured gardens and no forward chain. An early viewing is highly recommended to avoid disappointment.

Entrance

Access via a part glazed door leading to entrance porch.

Entrance Porch 4' 0" x 4' 4" (1.22m x 1.32m)

Frosted glazed window to side, matching side window to front, tiled flooring and door to entrance hall.

Entrance Hall

Doors to bedrooms, lounge/diner, kitchen and bathroom, access to loft, airing cupboard, coats cupboard and radiator.

Bedroom 1 11' 4" x 9' 5" (3.45m x 2.87m)

Double glazed window to front, fitted wardrobe and radiator.

Bedroom 2 8' 11" x 11' 1" (2.72m x 3.38m)

Double glazed window to front, fitted wardrobe and radiator.

Bathroom 6' 6" x 7' 7" (1.98m x 2.31m)

Double glazed frosted window to side, tiled flooring, ceramic wall tiling, panelled bath with central mixer taps and hand shower piece, shower cubicle, low level W/C, pedestal hand wash basin set within vanity unit, inset spotlights, extractor fan and heated towel rail.

Kitchen 10' 7" x 9' 10" (3.22m x 2.99m)

Double glazed window to rear, one and a half bowl sink and drainer with cupboards under with a further range of matching base and wall units, wall mounted gas boiler, ceramic wall tiling, integrated dishwasher and undercounter fridge, space for under counter freezer, space for free standing cooker with extractor hood over, part glazed door to rear garden and radiator.

Lounge/Diner 19' 2" x 11' 5" (5.84m x 3.48m)

Double glazed window to rear, patio doors to conservatory, feature fireplace within inset log burner and 2 radiators.













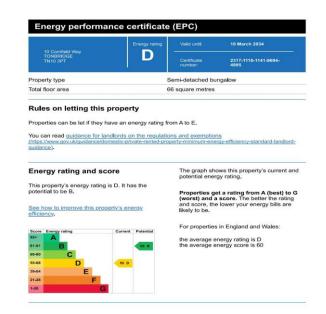
Conservatory 8' 11" x 9' 11" (2.72m x 3.02m) Double glazed both sides and to rear, tiled flooring, patio doors to rear garden and radiator.

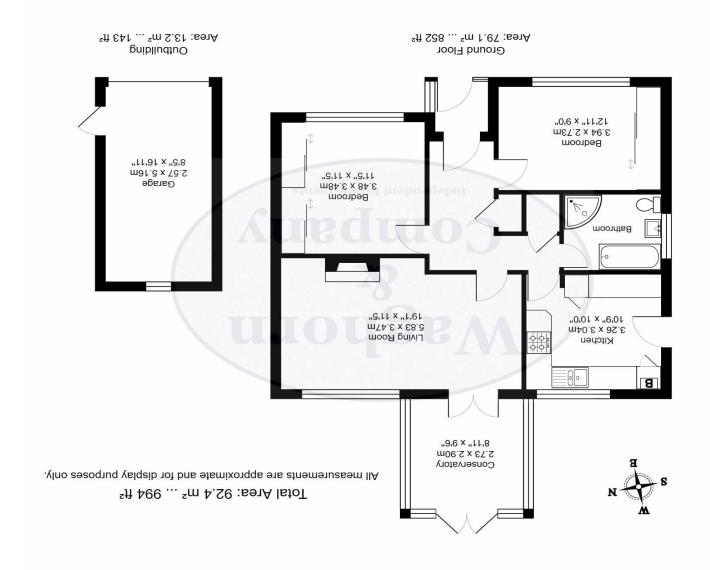
Rear Garden

To the rear of the property is a block paved patio area with steps and ramp leading to the remainder of the garden which is mainly laid to lawn with flowered borders housing an array of established shrubs, plants, trees and bushes, two timber sheds, green house, detached garage, outside water tap and side vehicle access.

Tenure

Freehold





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Measurement Disclaimer: Waghorn & Company has made every effort to ensure that measurements, details and particulars within our property details are accurate. However they are only an approximate general guide and the property particulars are produced in accordance with the property misdescriptions act (1991) and should not be construed as a contract or offer. Any lease, ground rent, photographs, service charge and distance details cannot be guaranteed for accuracy and as such they should be checked by a solicitor prior to exchange of contracts.

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