

* Three Bedroom Semi-Detached Family Home * Family Bathroom & Ground Floor Cloakroom * Driveway & Garage * No Forward Chain * Within Walking Distance of Local Shops & Bus Routes * EPC Rating D / Council Tax Band D - £2,249.48 P.A. *

Waghorn & Company are proud to offer to the market this wonderful, 3 bedroom semi-detached family home located conveniently for local Schools, shops & bus routes. The property offers good sized accommodation with the added benefits of well kept gardens, ground floor cloakroom, garage and scope for further improvement STPP. An early viewing is highly recommended.

Entrance

Access is via a part glazed door leading to entrance porch.

Entrance Porch

Double glazed window to front, inset spot lights and door to entrance hall.

Entrance Hall

Stairs to first floor landing with under stairs storage cupboard, parquet flooring doors to kitchen. sitting room & cloakroom and radiator.

Cloak Room

Double glazed frosted window to front, low level w/c, floating hand wash basin and inset spot lights.

Sitting Room

Double glazed window to front, archway to dining room, feature fireplace, 3 wall light points and radiator.

Dining Room

Sliding patio door to rear garden and radiator.

Kitchen

Double glazed window to rear, stainless steel sink and drainer with cupboard under and a further range of matching base and wall units, ceramic wall tiling, space for free standing cooker and under counter fridge, larder cupboard, space and plumbing for washing machine, wall mounted gas boiler, service hatch to dining room, door to lean to and radiator.

Lean To

doors to front & rear with matching side window.

First Floor Landing

Double glazed window to side, doors to bedrooms, family bathroom and separate w/c, access to loft.

Bedroom One

Double glazed window to front, a selection of fitted wardrobes and radiator.

Bedroom Two

Double glazed window to rear, airing cupboard, a selection of fitted wardrobes and radiator.

Bedroom Three

Double glazed window to front and radiator.













Family Bathroom

Double glazed frosted window to rear, panelled bath with mixer taps and hand shower piece, pedestal hand wash basin, ceramic wall tiling and radiator.

Separate W/C

Double glazed frosted window to side and mid level w/c.

Rear Garden

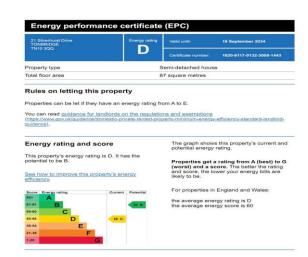
To the rear of the property is a crazy paved patio area with the remainder of the garden being laid to lawn with flowered borders housing and array of establish shrubs, plants and bushes, timber summer house and outside water tap.

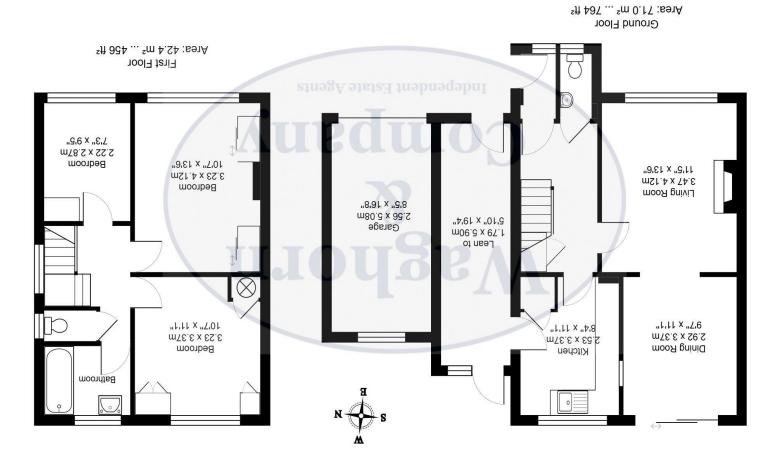
Garage

Up and over door to front and window to rear.

Tenure

Freehold





Total Area: 113.4 m² ... 1220 ft²
All measurements are approximate and for display purposes only.

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Details No. 1 TW/JW

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