



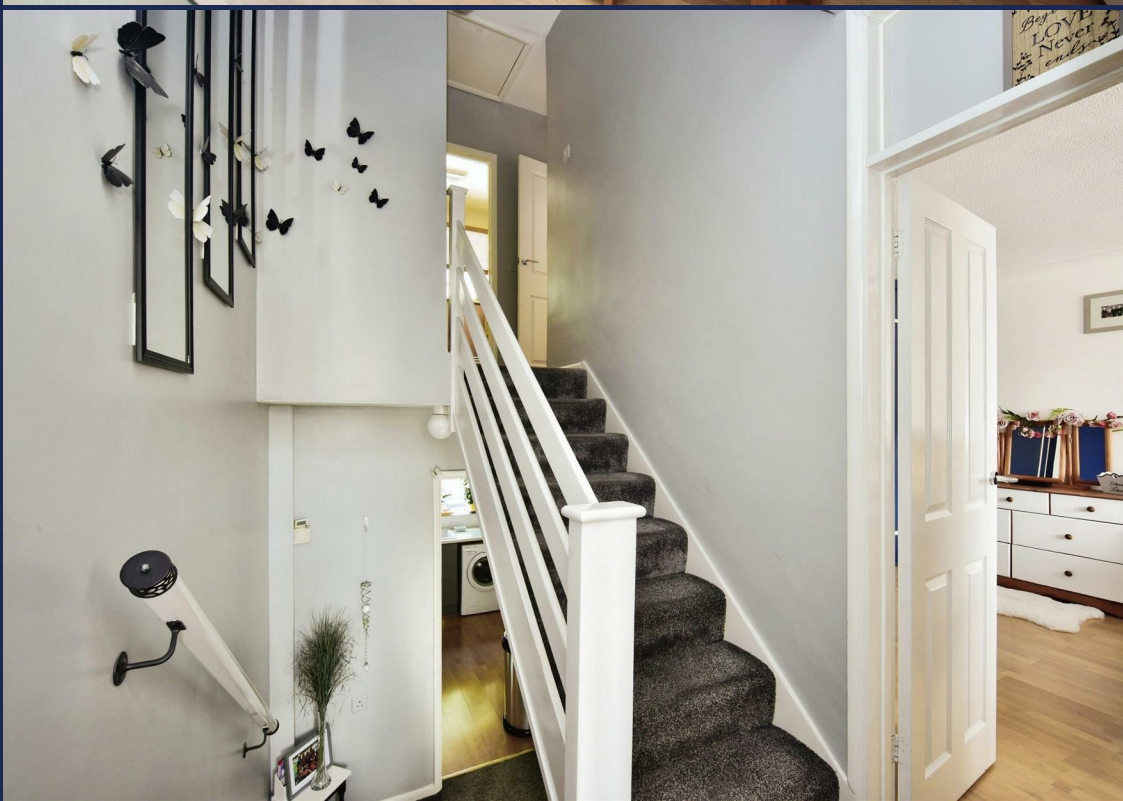
Princes Avenue, Walderslade

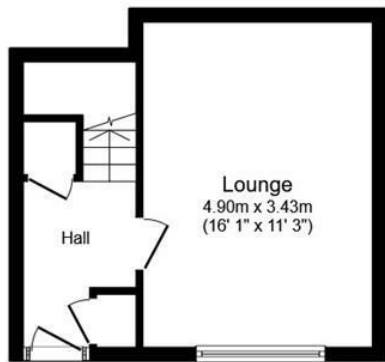
Nestled in a prime location, this beautifully presented three-bedroom terraced house on Princes Avenue, Walderslade, offers deceptively spacious living. Perfect for families or first-time buyers, this home boasts unbeatable storage space and a large, tiered garden, ideal for outdoor relaxation and entertainment. Located close to local schools and with excellent transport links, it ensures convenience for daily commuting. Additionally, off-street parking & garage adds to the practicality of this charming home. Don't miss the opportunity to view this well-maintained property, offering comfort and space in a sought-after area.

Asking Price £300,000

- 3 Bedroom Terraced House
- Beautifully Presented
- Deceptively Spacious
- Unbeatable Storage Space
- Large Tiered Garden
- Close to Local Schools
- Excellent Transport Links
- Off Street Parking Available
- EPC Rating C (71)
- Council Tax Band C



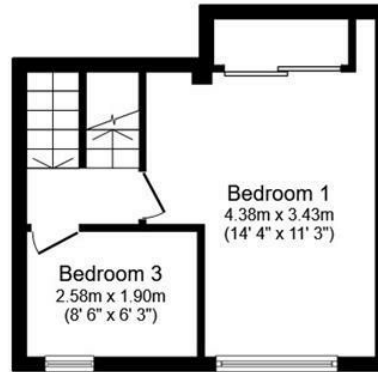




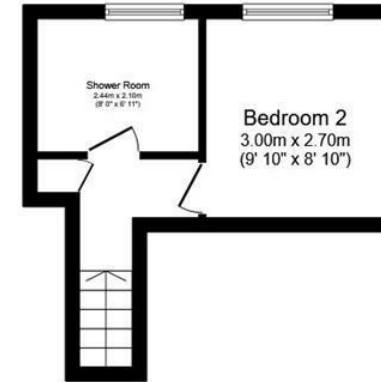
Ground Floor



First Floor



Second Floor



Third Floor

Total floor area 86.7 sq.m. (934 sq.ft.) approx

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

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		<div style="text-align: center;"> 86 </div>
(81-91) B		
(69-80) C	71	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales EU Directive 2002/91/EC		

Lamborn & Hill have produced these details in good faith and believe they provide a fair and accurate description of the property being marketed. Following inspection and prior to financial commitment prospective buyers should satisfy themselves as to the property's suitability and make their own enquiries, relating to specific points of importance for example condition of items, permissions, approvals and regulations. The accuracy of these details are not guaranteed and they do not form part of any contract.