



19 High Street, Swadlincote, DE11 8JE Tel: 01283 217251

Thorn Street, Woodville, DE11

£165,000



CADLEY CAULDWELL are excited to bring to the market, selling with NO CHAIN this attractive TWO BEDROOM END TERRACE HOME located within walking distance of Woodville amenities and close to major route ways.

The attractive traditional property comprises of lounge, dining room, fitted kitchen with breakfast area, two spacious bedrooms, family bathroom with bath and separate shower, private enclosed, south facing rear garden with patio areas and extensive lawn, a real 'Sun Trap!'. Double glazing & central heating.

VIEWINGS ARE ADVISED.

Contact CADLEY CAULDWELL on 01283 217251 to arrange your viewing TODAY! **Council Tax Band: A/ EPC Rating: TBC/FREEHOLD**

ATTRACTIVE TWO BED END TERRACE

BUYERS

IDEAL FOR FIRST TIME



EXTENSIVE SOUTH FACING GARDEN

PERIOD FEATURES

Council Tax Band A/EPC Rating TBC/Freehold

Thorn Street, Woodville, DE11

Directions Follow SATNAV Code DE11 7DN

****IMPORTANT INFORMATION**** Mortgage advice available from this office

GROUND FLOOR

Kitchen 17'8" x 7'1" (5.38m x 2.16m)

Lounge 13'0" x 12'0" (3.96m x 3.66m) Fireplace

Dining Room 13'0" x 12'0" (3.96m x 3.66m) Fireplace, understairs cupboard

FIRST FLOOR

Landing Built in Cupboard housing boiler

Bedroom 1 15'5" x 12'0" (4.70m x 3.66m) Fireplace

Bedroom 2 12'2" x 7'10" (3.71m x 2.39m)

Family Bathroom 9'2" x 7'0" (2.79m x 2.13m)

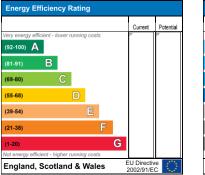
OUTSIDE

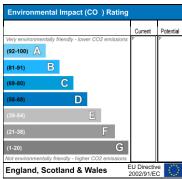
FRONT

Walled, path to front door, side access passage to gate

REAR

Laid to lawn, Patio





















Please note - these are not to scale.For display purposes only Plan produced using PlanUp.

Viewing by appointment only with Cadley Cauldwell, 19, High Street, Swadlincote, DE11 8JE

General: While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property. Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carefas or any built-in furniture. Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their on surve or service reports before finalizing their offer to purchase. THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT. THE MATTERS REFERENCE DO IN THESE PARTICULARS SOME DO IN THESE PARTICULARS. SOME TO IN THESE PARTICULARS CONTRACT. THE MATTERS REFERENCE DO IN THESE PARTICULARS IN EACH AND PART OF ANY OFFER OR CONTRACT. THE MATTERS REFERENCE DO IN THESE PARTICULARS.