

King Edward Road, Humberstone

Offers Over £290,000

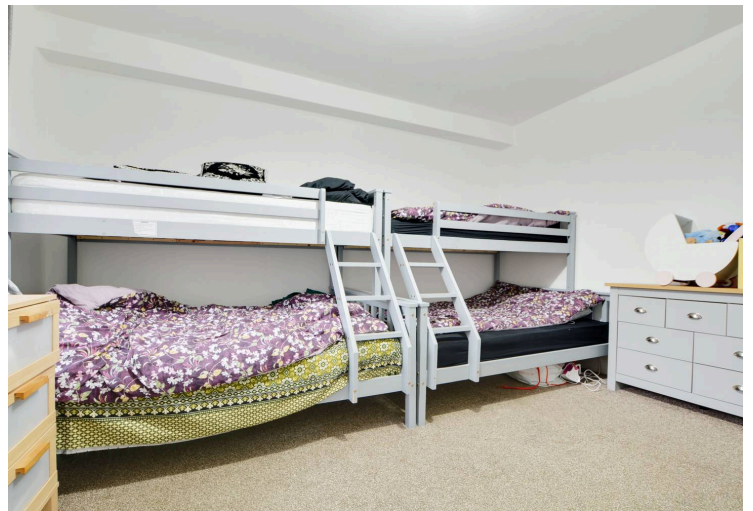
A well maintained PERIOD property located on King Edward Road with accommodation including a dining kitchen benefitting from INTEGRATED APPLIANCES and and THREE BEDROOMS.

Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: D





Entrance Hall

Via leaded stain glazed front door, with stairs to first floor, wood effect laminate floor, radiator.

Reception Room One

13' 7" x 13' 6" (4.13m x 4.12m)

With double glazed window to the rear elevation, wood effect laminate floor, TV point, door to dining kitchen, radiator.

Reception Room Two

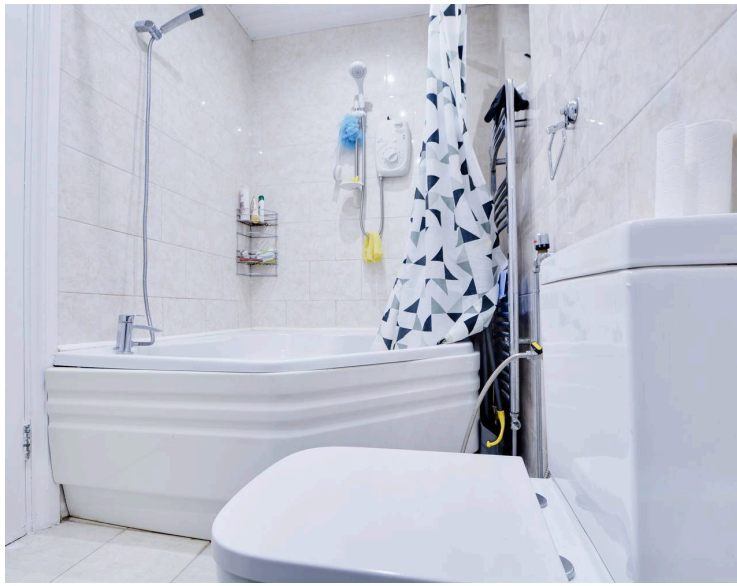
12' 10" x 10' 2" (3.92m x 3.11m)

Measurement into bay window. With double glazed bay window to front elevation, radiator.

Dining Kitchen

17' 0" x 8' 11" (5.18m x 2.72m)

Measurement also 15' 2" x 4' 9". With double glazed windows to the side elevations, double glazed door to rear garden, ceramic tiled floor, part tiled walls, a range of wall and base units with work surface over, stainless steel sink, drainer and mixer tap, inset gas hob and double oven, extractor hood, plumbing for washing machine, integrated fridge, integrated freezer, radiator.



Shower Room

With double glazed window to the side elevation, ceramic tiled floor, wet room style shower area, tiled walls, wash hand basin, chrome ladder style towel rail/radiator.

First Floor Landing

With laundry cupboard, access to the following rooms:

Bedroom One

15' 2" x 13' 4" (4.63m x 4.07m)

Measurement into bay window. With double glazed bay window to the front elevation, radiator.

Bedroom Two

13' 9" x 11' 4" (4.20m x 3.46m)

With double glazed window to the rear elevation, radiator.

Bedroom Three

10' 1" x 8' 11" (3.07m x 2.72m)

With double glazed window to the side elevation, radiator.

Bathroom

10' 4" x 5' 1" (3.14m x 1.56m)

With double glazed window to the side elevation, corner bath with shower over, low-level WC, wash hand basin with storage below, wall mounted storage, tiled walls, tiled floor, chrome ladder style towel rail/radiator.

Front Garden

Front forecourt.

Rear Garden

Paved patio rear garden.



FLOOR 1

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



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FLOOR 1

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FLOOR 2

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