



# NPE

Estate Agents Lettings  
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## For Sale

40 Kirkway, Alkington - EPC: £1,100 PCM



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or email you enquirers to [sales@npestates.co.uk](mailto:sales@npestates.co.uk)**

**\*\*RECENT RENOVATION UNDERTAKEN\*\*BRAND NEW BATHROOM\*\*BRAND NEW CARPETS THROUGHOUT\*\***NP Estates are delighted to offer for rent this semi-detached bungalow situated in a highly desirable position overlooking farmland and briefly comprises of:- L shaped entrance hallway, spacious lounge with bay window, well fitted kitchen with gas oven/hob, TWO DOUBLE BEDROOMS and brand new three-piece bathroom suite & shower . Externally the property features a delightful outdoor space, lush greenery inviting the wildlife/birds. The front driveway fits minimum two cars and detached garage. Viewings are highly recommended, to book a viewing call the office on 01616821001.

Warning Notice: NP Estates for themselves and the vendors, who's agents they are, give notice that these details have been prepared in good faith. No checks of any services have been made (water, electrical, gas or drains), heating appliances or any mechanical or electrical equipment. Measurements are normally taken by 'Sonic Tape' and therefore can only be an approximation. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each statement and no warranty is given by NP Estates, their employees, agents or the vendor. The property is offered subject to contract and may be withdrawn at any time.