

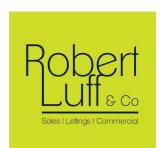
Offers In Excess Of £300,000 Freehold

# Ashurst Way, East Preston

- · Semi Detached Bungalow · Two Bedrooms
- No Chain
- · Living Room
- Council Tax Band C
- · Gas heating

- Freehold
- EPC Rating E
- Shower room/w.c
- · Double Galzing

A Semi Detached Bungalow being sold with no forward chain and in good proximity for shops, bus routes and train station. It has entrance hall, living room, sun lounge, fitted kitchen two bedrooms and shower room/w.c. Outside are the gardens and a garage





### **Accommodation**

### **Entrance Porch**

Double glazed front door, obscured double glazed side windows.

### **Entrance Hall**

Radiator, access to loft space.

Living Room 14'8" x 10'8" (4.49 x 3.271)

Radiator, double glazed door, fireplace.

### Kitchen 11'6" x 10'9" (3.53 x 3.29)

Measurements to include built in units, one and half bowl stainless steel sink unit inset to worktop, part tiled walls, plumbing and space for washing machine, radiator, double glazed window, double glazed door, fitted oven, hob and extractor, cupboard with wall mounted boiler, gas metre, electric metre and circuit breaker fuse board.

Sun Room 30'6" x 7'2" (9.30 x 2.19)

Windows and doors out onto the rear garden.

# Bedroom One 12'5" x 10'9" (3.79 x 3.29)

Measurements to include built in wardrobes with hanging space, shelving and chest of drawers, radiator, double glazed window.

### Bedroom Two 9'11" x 6'9" (3.03 x 2.08)

Double glazed window, radiator.

### Shower / W/C

Shower cubicle with wall mounted shower, low level flush w/c, wash hand basin, part tiled walls, obscure double glazed window, heated towel rail.

### Front Garden

Shrubs and paved area.

### Rear Garden

Paved areas and shrubs, side access.

# Garage

Which has vehicle access to the rear off Ashurst Way.



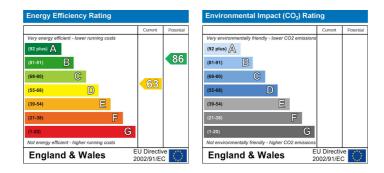






# Floor Plan Approx. 66.1 sq. metres (711.4 sq. feet) Bedroom Bedroom Lounge/Diner Kitchen

Total area: approx. 66.1 sq. metres (711.4 sq. feet)



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