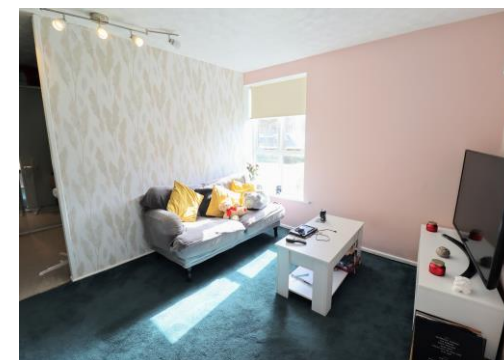
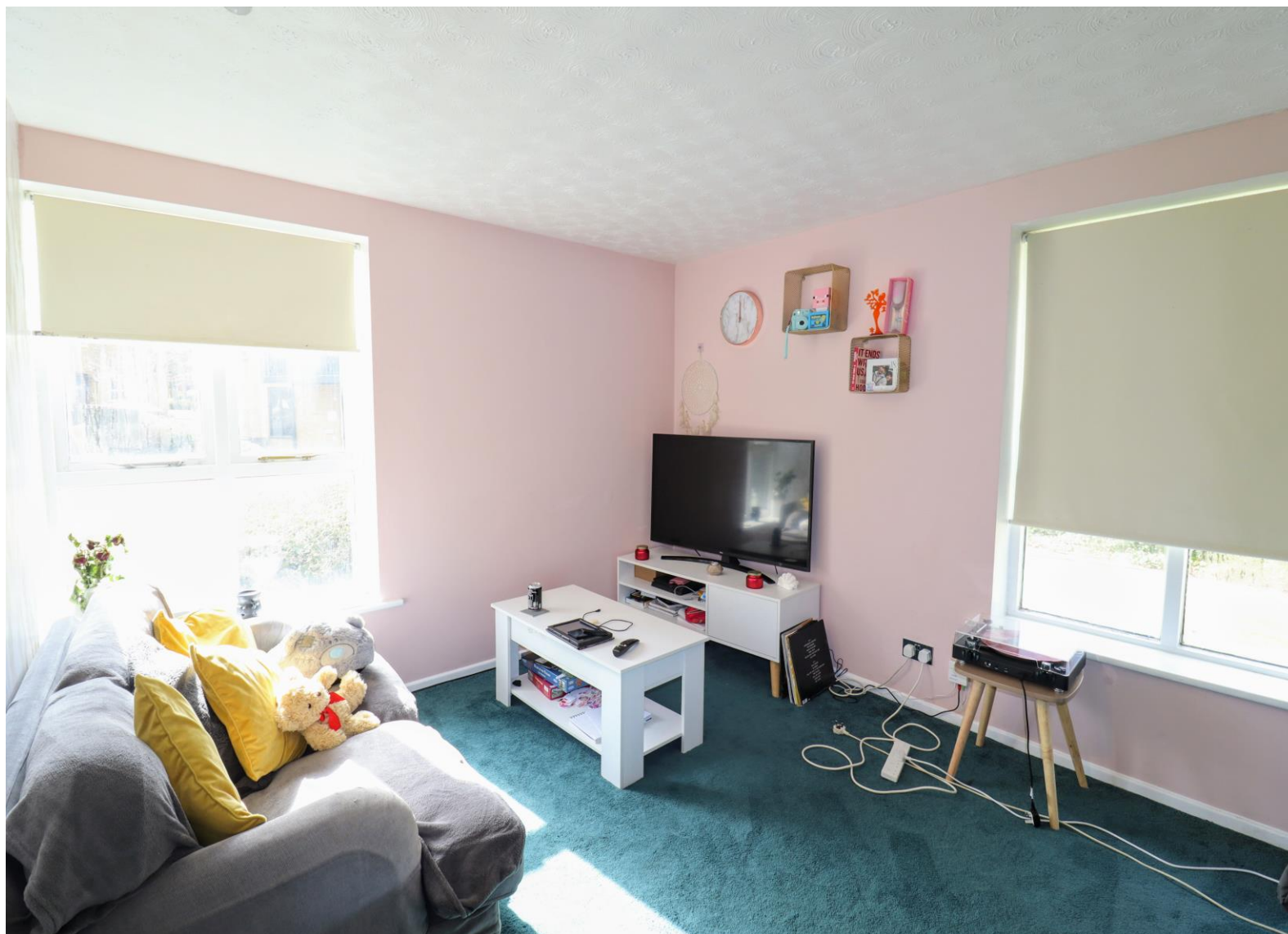






**Offers in Excess of
£120,000**

Situated in the popular Walnut Tree development is this ground-floor maisonette offered with no chain. The property comprises a kitchen, lounge/diner/bedroom and a refitted bathroom. Further benefits include parking.

Property Description

ENTRANCE

Wooden door to:

ENTRANCE HALL

Open to kitchen, storage cupboard, door to:

LOUNGE/DINER

Double glazed windows to front and side aspects. Electric radiator, door to bedroom.

KITCHEN

Fitted with a range of wall-mounted and base units with square edge work surface and upstand over, composite sink with mixer tap, space for fridge freezer, integrated electric oven and hob, extractor fan.

BEDROOM ONE

Door to bathroom.

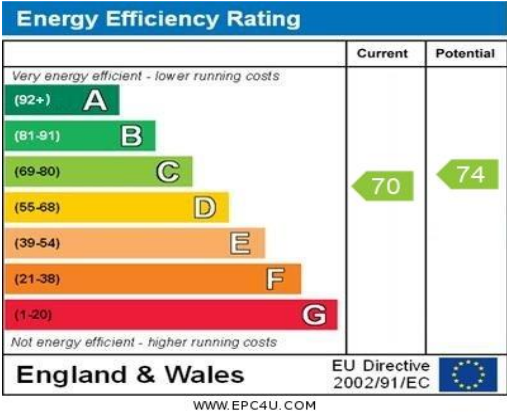
BATHROOM

Bath with electric shower attachment over and mixer tap, storage cupboard, low level WC, wash hand basin in vanity unit with mixer tap, extractor fan, fully tiled walls, storage cupboard.

OUTSIDE

ALLOCATED PARKING

GROUND FLOOR
299 sq.ft. (27.8 sq.m.) approx.



TOTAL FLOOR AREA: 299 sq.ft. (27.8 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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MONEY LAUNDERING REGULATIONS 2017 intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

THE CONSUMER PROTECTION REGULATIONS 2008 The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and approved details should be requested from the agents