



Lyon Close, Maidenbower
£245,000

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- Located in the desirable area of Maidenbower
- Freehold cluster house
- Two allocated parking spaces
- Side and rear gardens
- Porch | Living room | Kitchen
- One double bedroom
- NO ONWARD CHAIN
- 100% mortgage may be available – speak to our recommended Finance Planning Mortgage Adviser to check eligibility
- Council Tax Band 'B' and EPC 'D'

A well presented one bedroom freehold house located in the ever popular Maidenbower, benefitting from two private parking spaces and rear and side gardens, offered with NO ONWARD CHAIN.

The house is positioned at the end of the close, and at the end of a terrace of similar properties with the front door located at the side of the house.

Upon entering, there is an enclosed porch with a fitted welcome matt and an internal door leading to the living room with a large bay window overlooking the rear garden to allow in plenty of natural light.





An archway from the living room leads to the kitchen, which makes excellent use of the space provided to accommodate wall and base units incorporating cupboards and drawers with work tops over. There is an integrated electric oven with ceramic hob and extractor hood above, space and plumbing for a washing machine and fridge freezer. In addition, there is a large storage cupboard located under the stairs, a window to rear and under counter lighting.

Stairs from the living room leads to the first floor landing giving access to the bedroom, bathroom and the loft.

The bedroom is of a good size and benefits from fitted wardrobes with sliding doors offering plenty of storage with window to rear.

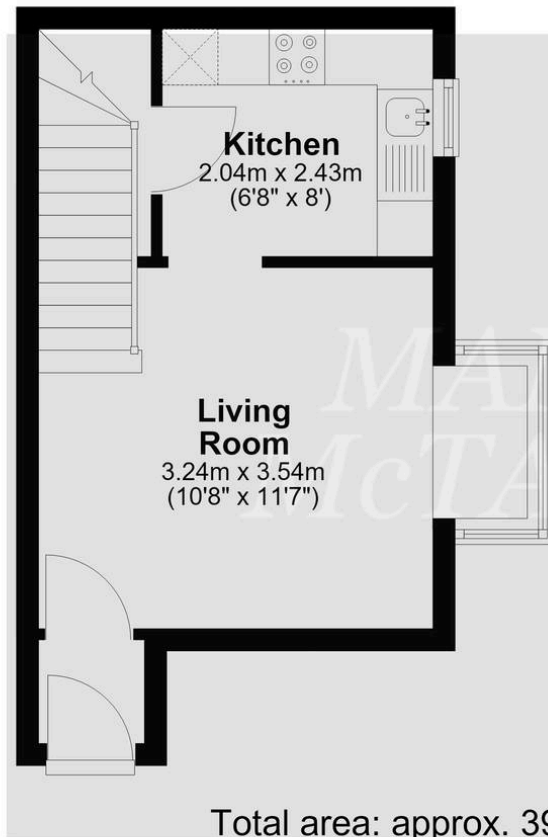
The family bathroom is fitted in a white suite comprising a panel enclosed bath with shower attachment over, low level W.C, pedestal wash hand basin, chrome towel warmer, extractor fan and opaque window.

Outside, the property benefits from its own private gardens that wrap around the side and rear of the house that could be made accessible directly from the living room (STPP). To the rear of the house are two privately owned parking spaces.



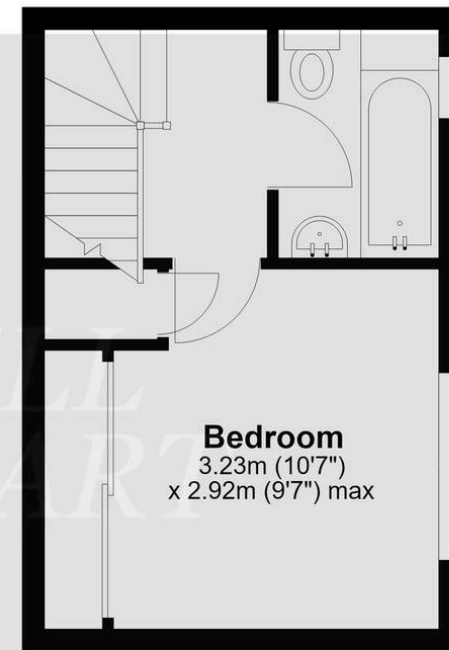
Ground Floor

Approx. 20.6 sq. metres (221.8 sq. feet)



First Floor

Approx. 19.0 sq. metres (204.8 sq. feet)



Total area: approx. 39.6 sq. metres (426.6 sq. feet)

Whilst every attempt Has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms, and any other item are approximate, and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only, and should only be used as such by any prospective buyer.
Plan produced using PlanUp.

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