



7 Churchill Court,  
Offers Over £230,000

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- **\*\* IMMACULATE SEMI DETACHED HOME IN PRIVATE LOCATION \*\***
- 14'3 LOUNGE
- 11'7 MASTER BEDROOM
- NEW BOILER INSTALLED IN 2021
- FANTASTIC LOCATION CLOSE TO AMENITIES
- THREE BEDROOMS
- 18'11 KITCHEN/DINER
- RE-FITTED FAMILY BATHROOM
- LANDSCAPED WRAP AROUND GARDENS
- **\*\* CALL TODAY TO AVOID MISSING OUT! \*\***



**homeworks**  
estate agent



**homeworks**  
estate agent

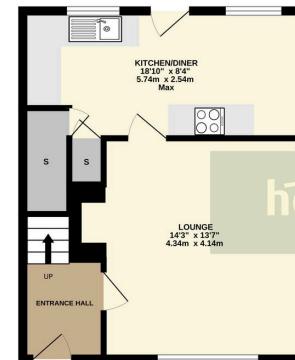


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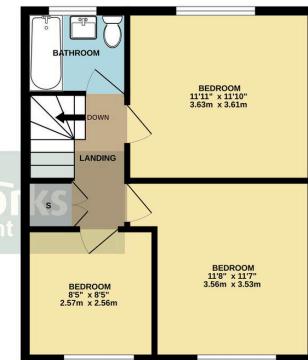


GROUND FLOOR  
413 sq.ft. (38.4 sq.m.) approx.

1ST FLOOR  
421 sq.ft. (39.1 sq.m.) approx.



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TOTAL FLOOR AREA: 835 sq.ft. (77.5 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. The floorplan is intended for guidance purposes only and should not be relied upon as anything other than a prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their condition can therefore be given.  
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### Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		83
(69-80) <b>C</b>	76	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



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