



FOR STARTERS



OFFERS IN EXCESS OF
£495,000

MAIN COURSE

Offering an impressive front-to-back plot, four bedrooms and huge potential to extend or reconfigure, this four-bedroom semi-detached property presents an exciting opportunity for buyers looking for a project. In need of modernisation throughout, the property offers plenty of scope for the next owner to put their own stamp on it and create a home tailored to their needs. It is also being offered to the market with no onward chain.

To the front, the property occupies a generous plot with a large fore garden and driveway providing off-road parking. The frontage has been well maintained, with further potential to create additional parking if desired. A wide side access to the right-hand side of the house leads through to the rear garden.

Inside, the ground floor offers two particularly good-sized reception rooms, both full of character and providing an excellent foundation for a future refurbishment. The front reception room features a walk-in bay window, whilst the rear reception room benefits from direct access to the garden. Both rooms offer plenty of space and flexibility, with the opportunity to modernise and redesign them to suit your own style and requirements.

The kitchen is positioned at the rear of the property and is in need of updating, presenting an opportunity to completely rethink the layout. Given the generous plot, there may also be scope to extend the existing accommodation or create a larger kitchen and dining space, subject to the necessary planning permissions and building regulations. An internal door leads into the integral garage, whilst a further door provides access to the side of the property.

Upstairs, a good-sized landing leads to four bedrooms, comprising three doubles and a single. This provides a great amount of accommodation for



families, with the flexibility to adapt the rooms as required. The first floor also benefits from a modern shower room and a separate WC.

The rear garden is a real feature of the property, enjoying a private setting and an excellent stretch of outdoor space. A patio area extends from the rear of the house, leading onto a generous lawn with plenty of room for gardening, entertaining and family use. The depth of the plot also offers exciting potential for an extension, subject to the relevant consents, whilst still retaining a substantial garden.

For buyers willing to take on a renovation project, this property offers a fantastic opportunity to unlock its potential. With four bedrooms, two spacious reception rooms, an integral garage, a generous frontage and a substantial private rear garden, there is plenty to work with for those looking to modernise and create their ideal home. Offered with no onward chain, this is a property that needs to be viewed to fully appreciate the size of the plot and the possibilities it presents.

KEY INGREDIENTS



Tenure
Freehold



Council Tax
Band - D



EPC
Band - E



North Facing



Mains Gas, Electric,
Water, Drainage

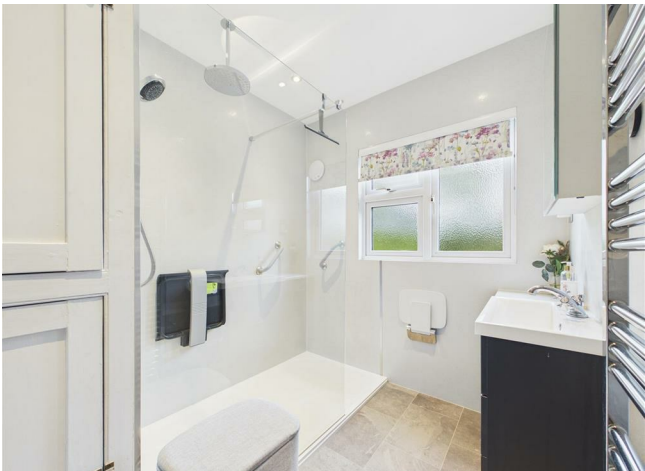


Gas Central Heating



Stratford High School
Bishopton Primary

WHY NOT TAKE
A LOOK INSIDE?
GIVE US A CALL
01789 414222





**FOR MORE INFO AND
TO SEE OUR OTHER
LOVELY PROPERTIES
CHECK OUT OUR WEBSITE**

MOVEWITHEDWARDS.CO.UK

**HAVE YOU GOT
A PROPERTY
TO SELL?
WE'D LOVE TO
HAVE A CHAT
01789 414222**

**DID YOU KNOW WE ALSO
DO MORTGAGES.
FOR FREE ADVICE
SPEAK TO
ONE OF OUR
CONSULTANTS**

