



86 Linden Road, Creswell

£160,000 Freehold

Bright three-bedroom semi with two reception rooms, modern kitchen, fresh decor, private rear garden, off-road parking, and move-in ready finishes. Contact us to view.

Council Tax band: A

Tenure: Freehold

Step inside this inviting three-bedroom, semi-detached house, thoughtfully designed with bright, spacious rooms and a versatile layout to suit any lifestyle. The home offers two generous reception rooms perfect for relaxing or entertaining, both bathed in natural light from large windows and finished with modern carpets or stylish wood-effect flooring. The heart of the home is a practical kitchen with classic wooden cabinetry, contemporary light grey flooring, and convenient garden access - ideal for seamless indoor-outdoor living. Upstairs, three well-proportioned bedrooms continue the theme of neutral decor and fresh new carpets, providing the perfect canvas for your personal touch. The modern bathroom features sleek fixtures, a full-size bath, and plenty of natural light for a fresh, airy feel.

Beyond the interiors, this property boasts a private, fenced rear garden - a blank slate for family fun or peaceful afternoons outdoors. The front garden adds to the welcoming kerb appeal, while off-road parking ensures convenience for you and your guests. Radiator heating keeps the home cosy year-round, and the well-maintained finishes mean you can simply move in and make it your own. Don't miss the opportunity to view this charming property - contact us today to arrange your visit and see just how special this home can be.





Entrance Hall

Accessed via a composite-style entrance door, the welcoming hallway features fitted carpet, a single panel central heating radiator, and provides space for coats and shoes. The hallway also houses the consumer unit and thermostat control for the central heating system, with stairs rising to the first floor.

Lounge

13' 8" x 12' 3" (4.16m x 3.74m)

A bright and comfortable reception room positioned to the front elevation, enjoying a UPVC double glazed window allowing plenty of natural light. The room benefits from fresh neutral décor, fitted carpet, a central heating radiator, and a useful under-stairs storage cupboard.



Kitchen

10' 7" x 8' 5" (3.23m x 2.56m)

Situated to the rear of the property with views over the garden through a UPVC double glazed window and composite-style rear access door. The kitchen is fitted with a range of wood-effect wall and base units complemented by work surfaces and tiled splashbacks. There is space and plumbing for a washing machine, space for a freestanding gas cooker, and the Vaillant combination boiler is neatly housed within the room. Additional features include a central heating radiator, vinyl flooring, and an open-plan layout leading through to the dining area.



Dining room

10' 8" x 6' 8" (3.24m x 2.03m)

Located to the rear of the property, the dining room



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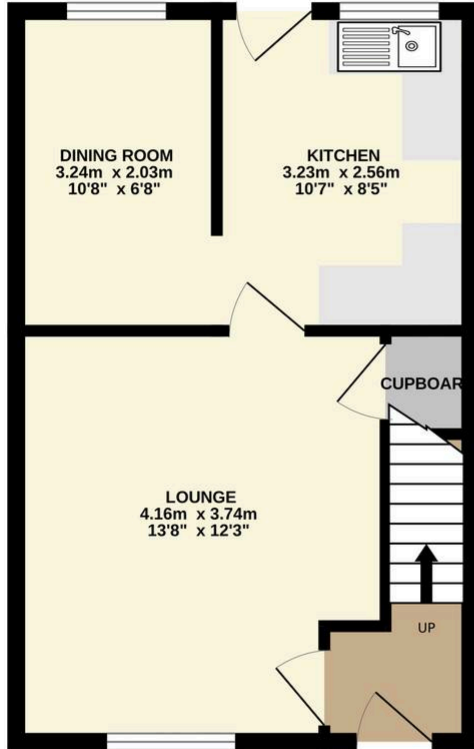
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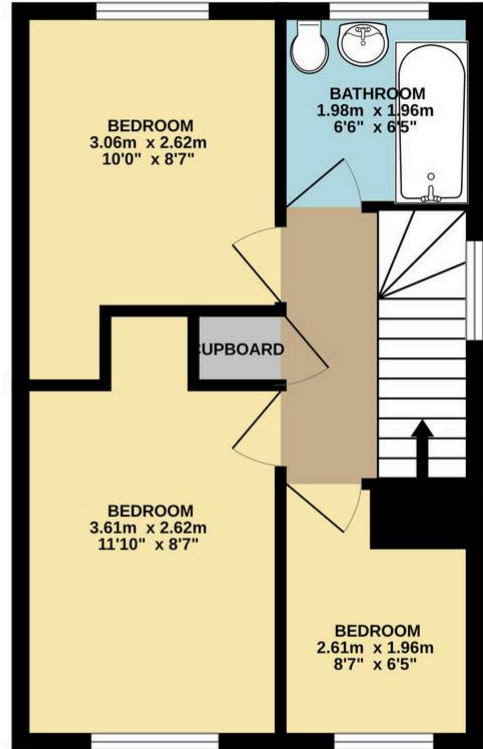
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GROUND FLOOR
34.0 sq.m. (366 sq.ft.) approx.



1ST FLOOR
33.4 sq.m. (360 sq.ft.) approx.



TOTAL FLOOR AREA : 67.4 sq.m. (726 sq.ft.) 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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EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating:

