



3 Saling Green, Noak Bridge – SS15 4AS

£325,000 Freehold

Offered with NO ONWARD CHAIN, this charming two-bedroom semi-detached cottage perfectly suited to first-time buyers or those looking to downsize. A well-appointed country style kitchen with in-built electric oven and hob over has space for your own appliances too. The ground floor impresses with its beamed ceilings, infusing the space with warmth and character, while the cosy lounge is the true centrepiece of the home. The property also benefits from off-street parking for one vehicle, adding convenience to every-day living.

Council Tax band: C ~ EPC Energy Efficiency Rating: D



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Entrance Hall

Lounge / Diner

15' 10" x 10' 10" (4.83m x 3.29m)

Kitchen

11' 6" x 5' 10" (3.50m x 1.79m)

Landing

Bedroom

15' 10" x 10' 8" (4.83m x 3.26m)

Bedroom

7' 1" x 10' 10" (2.15m x 3.29m)

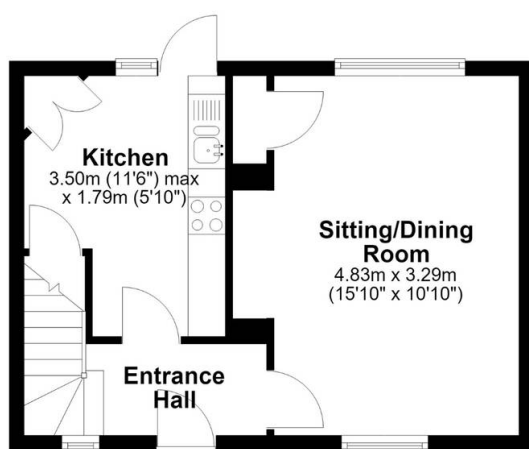
Bathroom



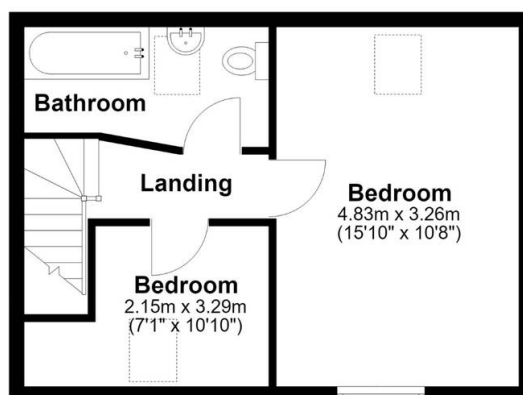
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Ground Floor



First Floor



APPROX INTERNAL FLOOR AREA 64 SQ M (690 SQ FT)
This floorplan is for illustrative purposes only and is **NOT TO SCALE**
All measurements are approximate **NOT** to be used for valuation purposes
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