





32 Holman Close

Cowplain, PO8 8DW

- THREE BEDROOMS
- MID TERRACE HOME
- CLOSE PROXIMITY TO POPULAR LOCAL SCHOOLS
- NO FORWARD CHAIN
- GARAGE IN A BLOCK
- LOCATED IN A MEWS SETTING
- IDEAL FTB OR INVESTMENT PURCHASE
- EAST FACING REAR GARDEN

Situated in a popular residential mews setting in Cowplain, just a short walk from local shops, amenities and excellent transport links, this well-proportioned three bedroom mid-terrace home offers an ideal opportunity for a first time buyer or investment purchaser.



On the ground floor, the entrance hall leads through to a generous 15 ft reception room, offering ample space for both seating and additional furniture, with stairs rising to the first floor. To the rear, the kitchen/dining room enjoys a pleasant outlook over the garden and direct access outside. Fitted with a range of wall and base units, there is space for appliances and space for a dining table, making it a sociable and functional heart of the home.

Upstairs, there are three bedrooms, including a well-sized principal bedroom, a second double bedroom and a third bedroom ideal as a nursery, home office or single room. The accommodation is completed by a family bathroom fitted with a white suite including panel enclosed bath with shower over.

Externally, the property benefits from a private rear garden, mainly laid to lawn with a patio area adjoining the house – ideal for outdoor dining and low-maintenance enjoyment. To the front is an open green approach, and the home also benefits from a garage in a nearby block, providing valuable additional storage or parking.

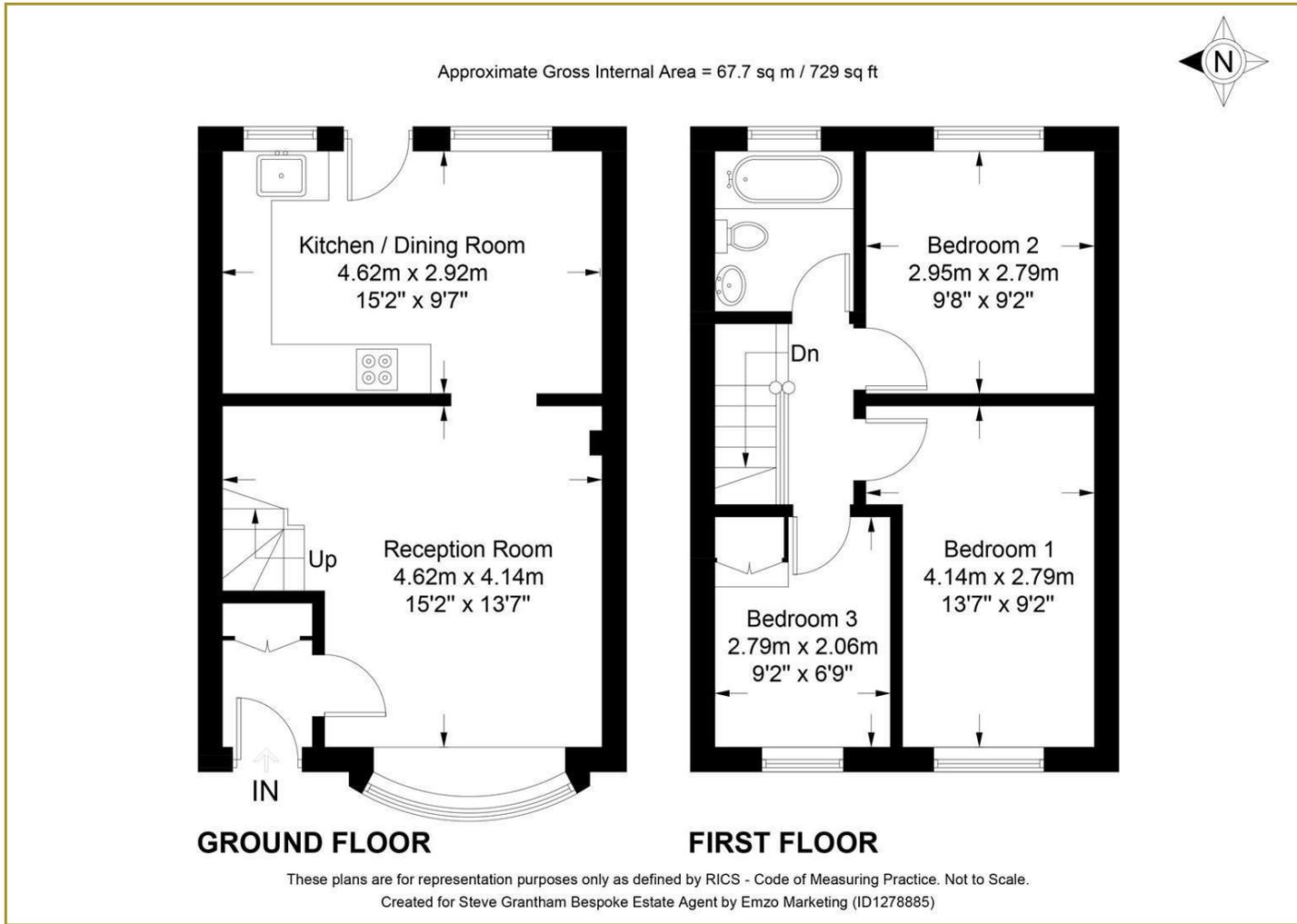
Conveniently positioned within easy reach of local schools, bus routes and road links, this property represents a fantastic opportunity to step onto the property ladder or secure a solid rental investment in a sought-after location.



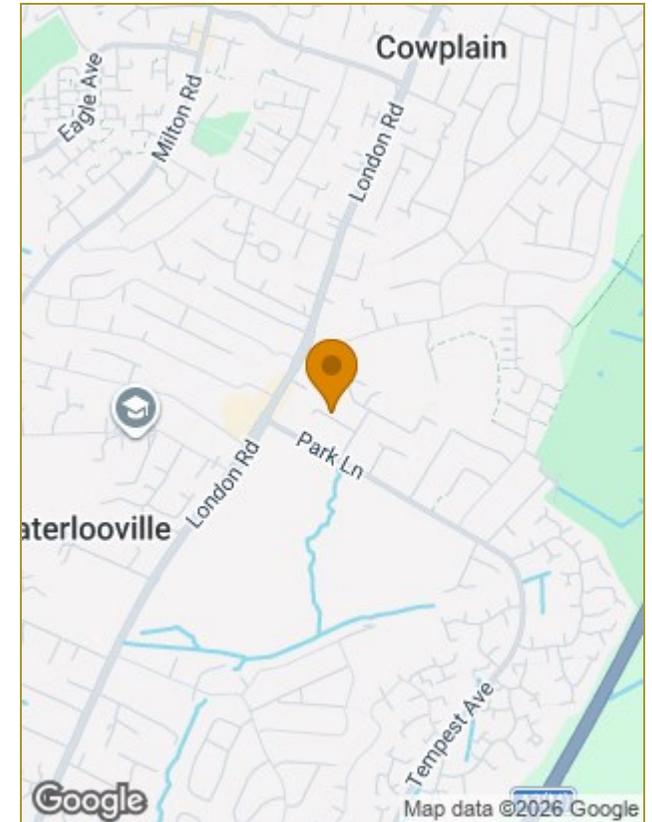




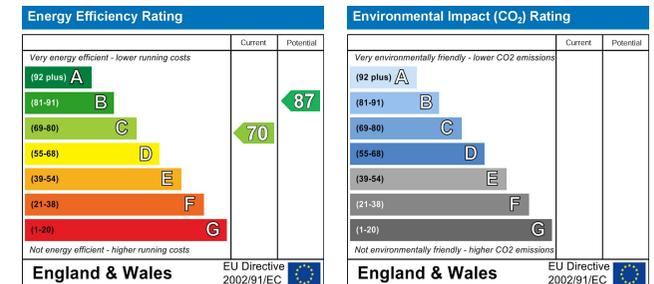
Floor Plans



Location Map



Energy Performance Graph



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