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HERE TO GET *you* THERE

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# HARWOOD STREET, SUNNYHURST



Offers Over £230,000

Hunters are excited to welcome this three bedroom semi to market. Located on the doorstep of Sunnyhurst Woods, this makes an ideal home for any young family.

The property comprises of; entrance hallway, open plan lounge & sitting rooms, kitchen and lean too. To the first floor there are three bedrooms and a three piece bathroom suite. From the third bedroom there is a wooden stairway leading to a converted attic space currently used for storage. To the rear there is a lovely tiered garden with a mixture of seating areas and flower beds. There is a wood built shed along with an attached storage room to the rear of the house. To the front there is a small garden area with a private driveway to the side. The property also benefits from an EV charging point.

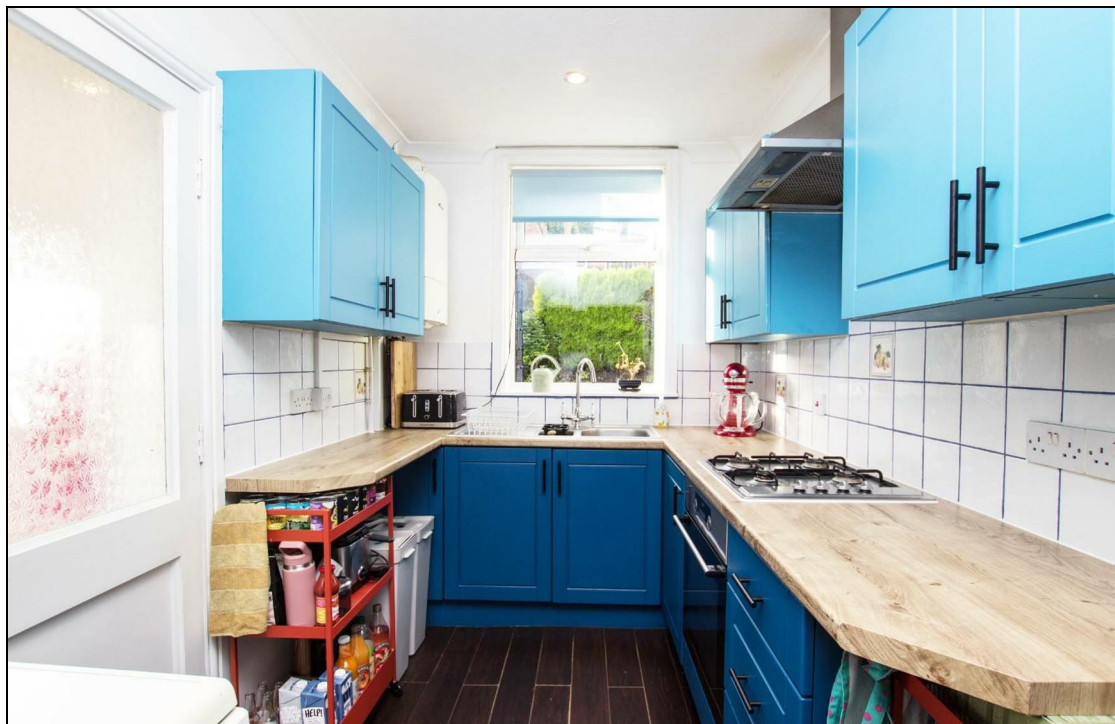
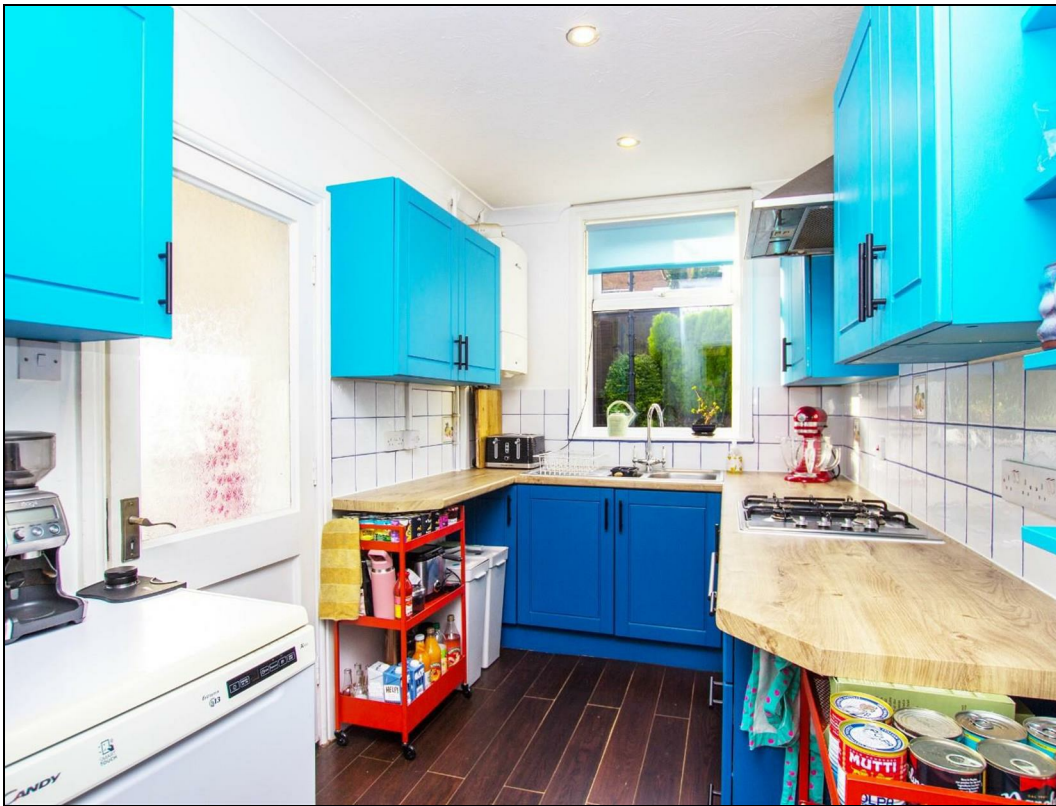
The house is located on the upper end of Harwood Street within a stone throw of Sunnyhurst Woods. There are a range of great walking routes along with access points to the town centre & local shops.

**OUR THOUGHTS** - *'The location of this is in massive demand, if you want Sunnyhurst this is attractively priced especially for the outdoor space it comes with'*

## KEY FEATURES

- Modern Semi Detached Home
  - Three Bedrooms
  - Sunnyhurst Location
  - Excellent Garden Space
- Driveway & EV Charging Point
  - Two Sitting Rooms
  - Ideal For Young Family

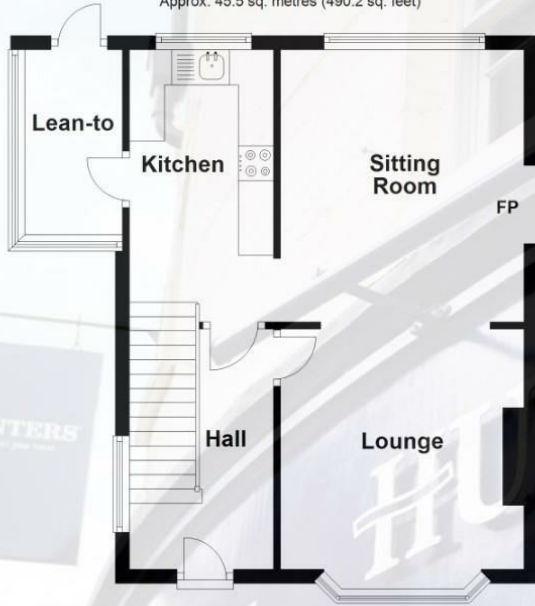






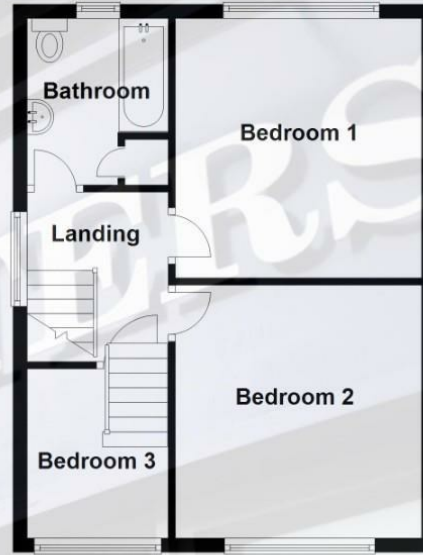
### Ground Floor

Approx. 45.5 sq. metres (490.2 sq. feet)



### First Floor

Approx. 41.4 sq. metres (445.5 sq. feet)



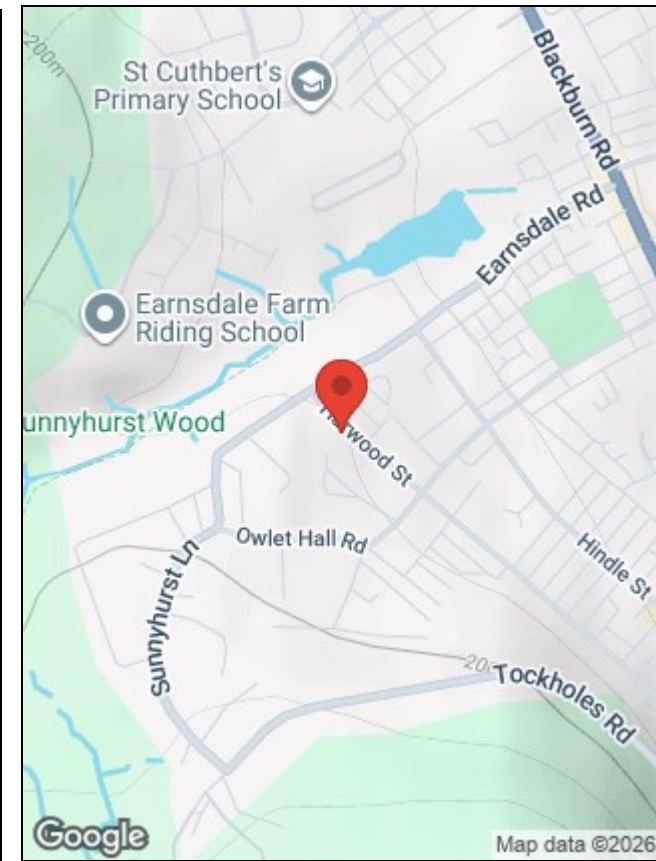
### Second Floor

Approx. 9.7 sq. metres (104.7 sq. feet)



Total area: approx. 96.7 sq. metres (1040.3 sq. feet)

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Plan produced using PlanUp.



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