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GRAVEL HILL WAY, DOVERCOURT

FOR SALE IS THIS 2 BEDROOM DETACHED BUNGALOW IN A SOUGHT-AFTER LOCATION WITH CONSERVATORY, GAS C/H, GARAGE & NO ONWARD CHAIN

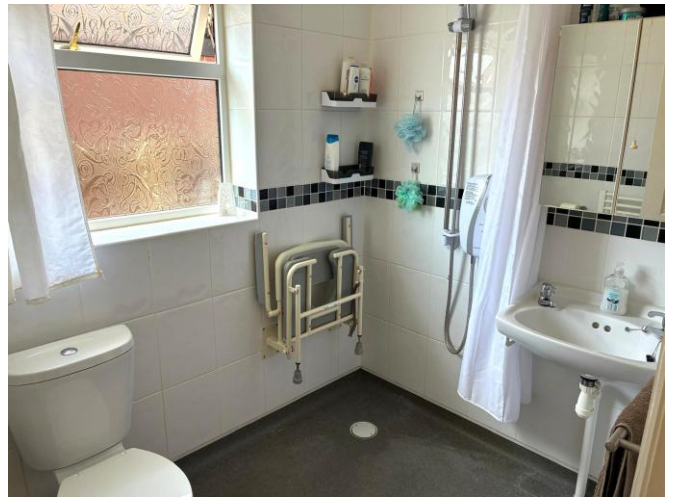


REDUCED TO £285,000 FREEHOLD

*** 2 BEDROOM DETACHED BUNGALOW ***
*** LOUNGE * CONSERVATORY * KITCHEN ***
*** SHOWER WET ROOM * DOUBLE GLAZING ***
*** GAS C/H * OFF STREET PARKING & GARAGE ***
*** SOUTH FACING GARDEN * NO ONWARD CHAIN ***

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Outside storm porch with UPVC entrance door to: -

Entrance Hall	Laminate floor, radiator, loft hatch, airing cupboard, doors to all rooms except conservatory
Bedroom 2	10'5 x 8'8. UPVC double glazed window to front, radiator.
Bedroom 1	11'9 min x 9'9 min. UPVC double glazed window to front, range of fitted wardrobes & top cupboards, radiator.
Shower Wet Room	Fully tiled white suite comprising open shower, pedestal hand wash basin, close-coupled WC, heated towel radiator, extractor fan, UPVC double glazed opaque window to side.
Kitchen	10'9 x 9'. Cream units comprising eye level cupboards with work surfaces, drawers & cupboards under, space for free standing cooker with fitted cooker hood above, stainless steel single drainer sink unit with mixer tap, tiled splash backs, radiator, plumbing & space for washing machine, UPVC double glazed window to rear.
Lounge	16' (14' min) x 11'2. Laminate floor, radiator, UPVC double glazed French doors to: -
Conservatory	10' x 7'8. UPVC double glazed windows to rear & both sides, upright radiator, UPVC glazed door to rear garden
Outside	Patterned concrete to the front providing off street parking for 3-4 cars. GARAGE with electric shutter door, power & lighting, eaves storage space, UPVC door to rear. Path & gate to one side leading to the low maintenance south facing rear garden with, large patterned concrete patio areas, shingle & shrub beds, outside lighting & tap, enclosed by fencing.
Council Tax	Band C: £2,009.11 pa (April 2026 – March 2027).
EPC	To follow.



Please note that appliances detailed on these particulars, have not been tested by Compass.

The information presented in these details should not be relied upon as a statement or a representation of fact. Therefore, we recommend that prospective purchasers make their own enquiry through their own legal representative.