



Brickhill Close, Shipston-On-Stour

Guide Price **£235,000**

Brickhill Close

Shipston-On-Stour

This well-presented two-bedroom terraced house features a lovely rear garden and allocated parking, making it an ideal first home or a perfect choice for those looking to downsize while remaining close to the town centre. Offered for sale with no onward chain.

Upon entering the hallway, you'll find a well-equipped kitchen with ample storage, a built in electric oven with hob and space for a fridge freezer and dishwasher. There is a downstairs WC, as well as a useful storage cupboard. The sitting room overlooks the garden and has a rear door that leads outside.

Upstairs, there are two double bedrooms. The main bathroom features a shower over the bath.

The attractive rear garden boasts a patio area and an Astro turf lawn, along with a shed.

Additionally, there is an allocated parking space at the front of the property and a further allocated space nearby.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C





Well-presented two-bed terraced house with garden, patio, two parking spaces, modern kitchen, and no onward chain. Close to town centre. Ideal first home or for downsizing.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: C

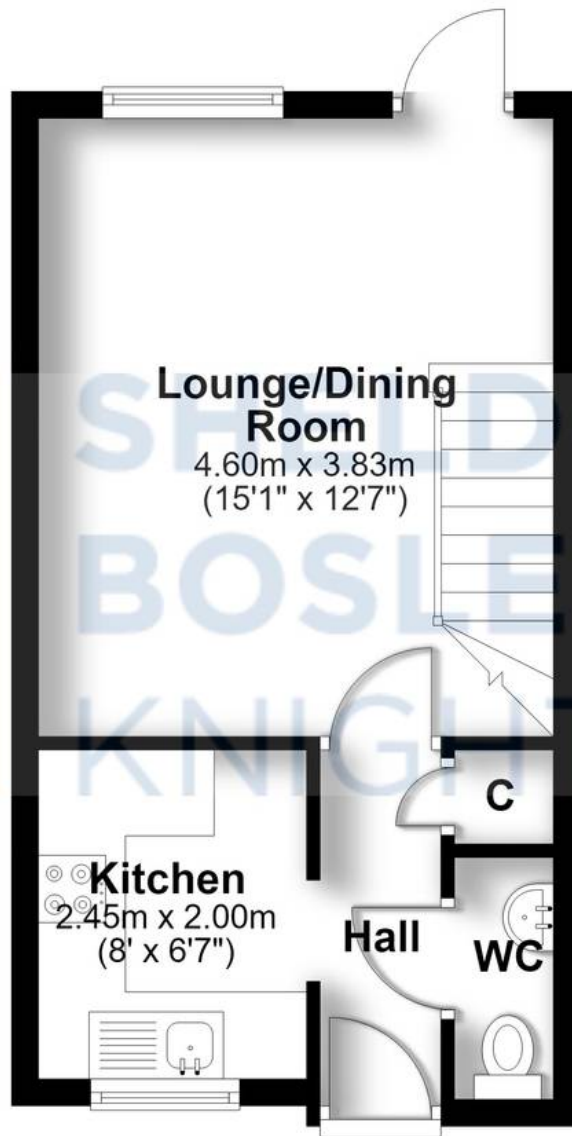
EPC Environmental Impact Rating: C

- Two Double Bedrooms
- Rear Garden
- NO ONWARD CHAIN
- Ideal First Home or Investment
- Modern Kitchen
- Downstairs WC
- Walking Distance to Town Centre
- EPC Rating C



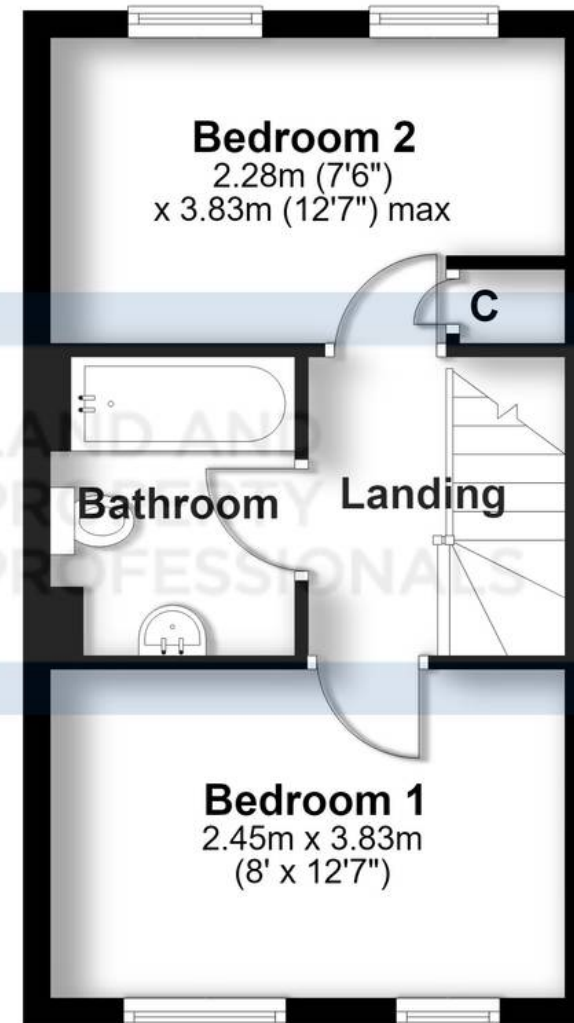
Ground Floor

Approx. 27.7 sq. metres (297.8 sq. feet)



First Floor

Approx. 27.1 sq. metres (292.2 sq. feet)



Total area: approx. 54.8 sq. metres (590.0 sq. feet)

All efforts have been made to ensure the measurements are accurate on this floor plan, however these are for guidance purposes only.

Plan produced using PlanUp.



Sheldon Bosley Knight Shipston & Kington

Sheldon Bosley Knight Ltd, The Corner House Market Place - CV36 4AG

01608 661666

shipstonsales@sheldonbosleyknight.co.uk

www.sheldonbosleyknight.co.uk/



Disclaimer:

All fixtures and fittings mentioned in these particulars are included in the sale, all others in the property are specifically excluded. Photographs are reproduced for general information audit must not be inferred that any item is included for sale with the property. These particulars are thought to be materially correct. Their accuracy is not guaranteed and they do not form part of any contract.

Future Development & Planning:

Sheldon Bosley Knight cannot comment on future development of neighbouring land. Buyers should make their own enquiries regarding any current or proposed planning applications that may affect the property or surrounding area and may only reply upon written responses to questions on this matter.