



60 Oakfield Road | Street | BA16 0RE

FREEHOLD

£265,000

## PROPERTY SUMMARY



This three bedroom, end of terrace family home, situated within walking distance to Brookside School has come to the market. The property comprises of a living room, spacious kitchen/diner, three bedrooms and a family bathroom. Outside there is an enclosed rear garden, an insulated outbuilding, a garage and driveway with parking for several vehicles. An early viewing is highly recommend.

### Entrance Porch

Door leading to living room.

### Living Room

16'9 x 11'1 (5.11m x 3.38m)

Radiator. Understairs storage cupboard. UPVC double glazed window to front.

### Kitchen/Diner

16'9 x 11'8 (5.11m x 3.56m)

A range of wall, drawer and base units with laminate work surfaces over. Stainless steel sink with drainer and mixer tap over. Space and plumbing for washing machine. Integrated double oven, electric hob and cooker hood over. Space for an American fridge/freezer. Two UPVC double glazed windows to rear. UPVC double glazed door leading to rear garden.

### Landing

Doors leading to bedroom one, two, three and bathroom. Airing cupboard. Loft access with a fully boarded loft.

### Bedroom One

11'2 x 9'5 (3.40m x 2.87m)

Radiator. Storage cupboard. UPVC double glazed window to front.

### Bedroom Two

10'9 x 8'3 (3.28m x 2.51m)

Radiator. UPVC double glazed window to rear.

### Bedroom Three

11'1 x 7'10 (3.38m x 2.39m)

Radiator. UPVC double glazed window to front.



End Of Terrace House

Living Room

Kitchen/Diner

Three Bedrooms

Bathroom

Off Road Parking

Enclosed Rear Garden

Cul De Sac

Converted Garage

Solar Panels



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PROPERTY**

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**Bathroom**

Three piece white suite, low level WC, wash hand basin and panelled bath with shower over. Tiling to splash prone areas. Heated towel rail. UPVC double glazed obscure window to rear.

**Rear Garden**

Garden laid to lawn. Patio and entertaining area. Garden storage room. Door leading to outbuilding.

**Outbuilding**

Power and light. Power and light. Insulated walls. Supply of the main board renewed in 2015. UPVC double glazed window. UPVC double glazed door.

**Front Of Property**

Garden laid to lawn. Pathway leading to the front door. Driveway providing off road parking for several vehicles.

**Purchasers Note**

There are solar panels at the property, generating free electricity throughout sunny days. It is a 25 year lease from 2011

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GROUND FLOOR

1ST FLOOR



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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>		76	86
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		



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