



HOWES AVENUE, THURSTON, IP31 3PY

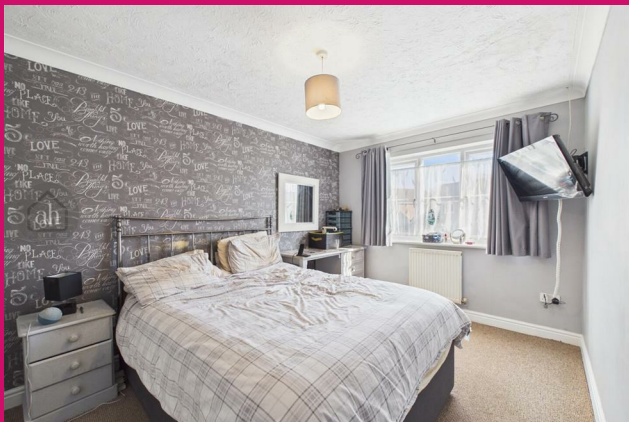
OIEO £290,000
FREEHOLD

Situated in the popular Village of Thurston, this three-bedroom detached house offers the perfect opportunity to modernise and update. The ground floor has an inviting sitting room providing the perfect space for relaxation, a modern kitchen/dining room and a convenient cloakroom. On the first floor there are three spacious bedrooms, with a family bathroom. Outside, there is front and enclosed rear gardens, a garage with driveway offering off road parking. This property presents an excellent opportunity for those looking to settle in a friendly community.

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HOWES AVENUE

• No Onward Chain - Detached Three Bedroom Home • Potential To Modernise & Update • Large Kitchen/Dining Room • Gas Fired Central Heating • Spacious Sitting Room • Garage & Off Road Parking • Front & Rear Gardens • Close To Village Amenities & Transport Links • Viewing Is Highly Recommended • Step Inside Today With Our 360 Virtual Tour!



Entrance Hall

Welcoming entrance hall with window to side. Stairs to the first floor and radiator.

Cloakroom

WC and wash basin. Window to front and radiator.

Sitting Room

Well proportioned room with window to front and radiator.

Kitchen/Dining Room

Fitted kitchen with a range of wall and base cupboard and drawer units with ample work tops over. Inset sink and drainer. Integrated electric oven, gas hob and extractor hood over. Space for kitchen appliances and understairs storage cupboard. Wall mounted boiler, window to rear and door to side access. Opening to a dining area with French doors directly accessing the garden. Radiator

Landing

Window to side.

Bedroom 1

Double room with built in wardrobes. Window to front and radiator.

Bedroom 2

Double room with window to rear. Radiator.

Bedroom 3

Airing cupboard and loft access. Window to front and radiator.

Bathroom

WC and pedestal wash basin. Fully tiled with bath, shower head over and shower screen. Window to rear and radiator.

Outside

Front Garden

Paved driveway to the side directly in front of the

garage. Low maintenance shingle with picket fence and shrub bushes. Path to the front door and side gated access to the rear garden.

Rear Garden

Fully enclosed good sized garden. Laid mainly to lawn with shrub and flower borders. Raised patio seating area and further patio area.

Garage

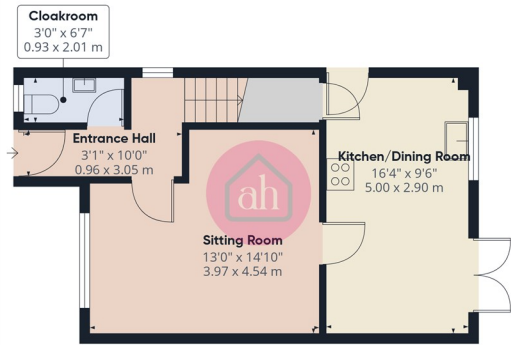
Up and over door, space for washing machine and undercounter freezer. Power connected. Pedestrian door to the garden.

Disclaimer

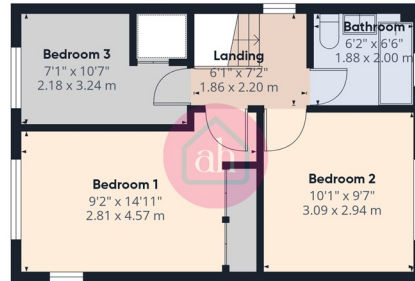
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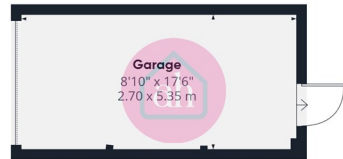




Ground Floor Building 1



Floor 1 Building 1



Ground Floor Building 2

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Approximate total area¹⁾
953 ft²
88.6 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS
3C standard. Measurements are
approximate and not to scale. This
floor plan is intended for illustration
only.

GIRAFFE360



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		83
(69-80) C	69	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

EPC Rating: C Council Tax Band: C

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