# Bramdean Avenue, Harwood

£190,000

Miller Metcalfe
Every step of the way

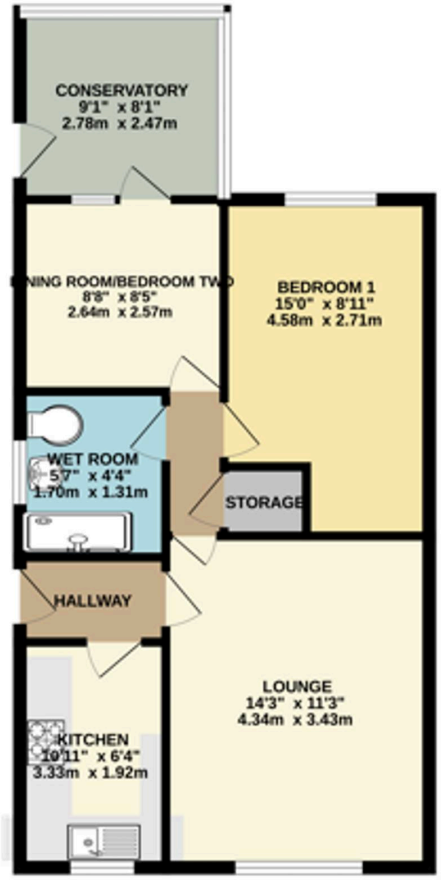
Situated within a highly regarded over 55's development, this attractive two bedroom semi-detached bungalow offers an excellent opportunity for those seeking a comfortable and low-maintenance home in a popular and convenient location. The property is offered with no onward chain, allowing for a smooth and straightforward purchase process. Upon entering, you are greeted by a welcoming hallway leading to a well-proportioned spacious lounge, which provides an ideal space for relaxation and entertaining. The kitchen is fitted with a range of wall and base units, offering ample storage and workspace, and is designed to cater to the needs of modern living. There is a bright conservatory. Two bedrooms are of a good size providing a peaceful retreat with plenty of room for freestanding furniture. The wet room is fitted with a three-piece suite, including a walk in shower, a wash basin, and a WC, ensuring practicality and comfort. Additional features include double glazing and gas central heating, which contribute to a warm and energy-efficient environment throughout the year. The property benefits from a freehold tenure, giving buyers added peace of mind and flexibility. A driveway to the front of the property provides convenient off-road parking for residents and visitors alike, enhancing the overall appeal and accessibility of the home. The bungalow is positioned in a sought-after area, known for its friendly community atmosphere and proximity to a range of local amenities, including shops, healthcare facilities, and public transport links (all of which are easily accessible for day-to-day convenience). This property is ideally suited to those looking for a manageable and secure home, whether downsizing or seeking a peaceful setting to enjoy retirement. With its combination of practical features, desirable location, and the added advantage of being offered with no onward chain, this bungalow presents an excellent opportunity for buyers looking to move quickly and settle into a welcoming community. Early viewing is highly recommended to appreciate the standard of accommodation on offer and to secure this delightful property in a well-established and popular development.

Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: D

GROUND FLOOR
586 sq.ft. (54.5 sq.m.) approx.




TOTAL FLOOR AREA : 586 sq.ft. (54.5 sq.m.) approx.


Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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