





Beechfields,Brandon IP27 0UZ

william
h brown

welcome to

Beechfields, Brandon

Situated within a QUIET CUL DE SAC and marketed CHAIN FREE, this semi detached home offers fantastic accommodation for any first time buyer or young family! With GARAGE & DRIVEWAY parking plus low maintenance gardens, this property is A MUST VIEW!

Living Room
Window and door to front aspect, radiator.

Kitchen
Window and door to rear aspect, sink with mixer tap over, wall and base units, storage cupboard and wall mounted boiler, radiator.

Bedroom One
Window to rear, radiator.

Bedroom Two
Window to rear, radiator.

Bedroom Three
Window to rear, radiator.

Bathroom
Window to rear, WC, bath with shower over, radiator, wash hand basin.

Outside
Driveway and garage to the front and side. The rear garden is laid to lawn with patio area.

Agents Note
Please note that an AML fee is chargeable once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.















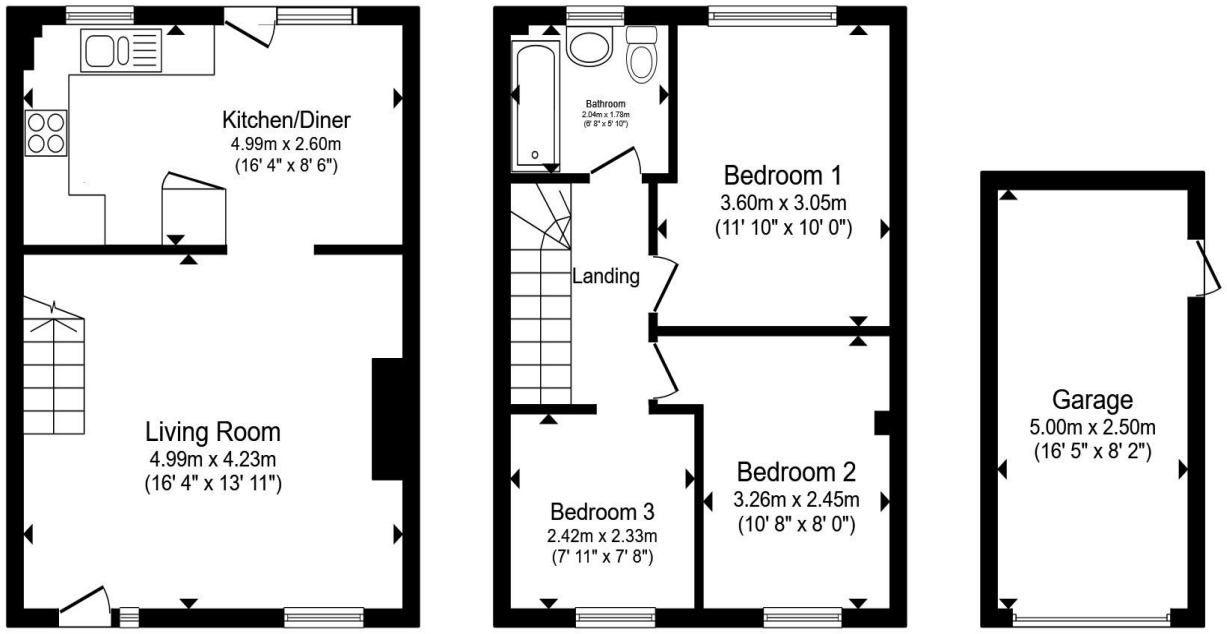
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welcome to

Beechfields, Brandon

- Good Location Close to Forest
- Walkable to the Town Centre
- Three Bedrooms
- Kitchen Diner
- Garage & Driveway Parking
- Front & Rear Gardens
- Chain Free Sale

Tenure: Freehold EPC Rating: C
Council Tax Band: B



Total floor area 81.7 m² (880 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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The Property Ombudsman

Property Ref:
BRD111478 - 0001

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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