







**£350,000**

Situated in the popular Counties Estate is this three-bedroom semi-detached family home. The property comprises lounge, kitchen, dining room, downstairs cloakroom, conservatory and family shower room. Externally you have a rear garden and off road parking for multiple vehicles. This property also benefits from solar panels.

# Property Description

## ENTRANCE

UPVC door to:

## ENTRANCE HALL

Doors to lounge and kitchen, radiator, storage cupboard, stairs rising to first floor.

## LOUNGE

Double glazed Velux window to front aspect. Radiator.

## DINING ROOM

Double glazed double doors to conservatory. Radiator, door to kitchen.

## CONSERVATORY

Double glazed windows to side and rear aspects, double glazed double doors to garden. Radiator.

## KITCHEN

Double glazed window to rear aspect. Fitted with a range of wall-mounted and base units with wooden work surface over, butler sink, integrated double oven, electric hob, wall-mounted boiler, tiled splashback, doors to dining room and downstairs cloakroom.

## CLOAKROOM

Double glazed frosted window to rear aspect. Low level WC, wash hand basin, heated towel rail.

## OUTBUILDING

Double glazed door to front, frosted double glazed window to front aspect.

## LANDING

Double glazed frosted window to side aspect. Radiator, doors to bedrooms and shower room, storage cupboard, loft access.

## BEDROOM ONE

Double glazed window to front aspect. Radiator.

## BEDROOM TWO

Double glazed window to rear aspect. Radiator, built-in wardrobe.

## BEDROOM THREE

Double glazed window to front aspect. Radiator, storage cupboard.

## BATHROOM

Double glazed frosted window to rear aspect. Low level WC, wash hand basin in vanity unit, shower cubicle, tiled walls.

## OUTSIDE

## PARKING

Block paved driveway providing parking for three cars.

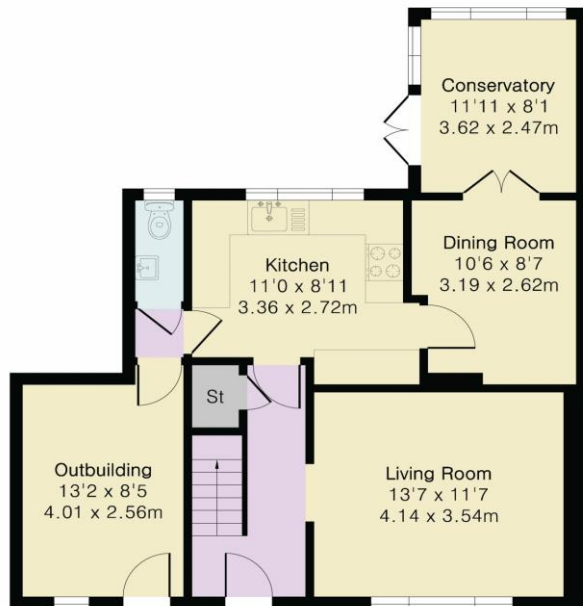
## REAR GARDEN

Mainly laid to lawn with patio area, shed to remain, enclosed by wooden fence panelling.

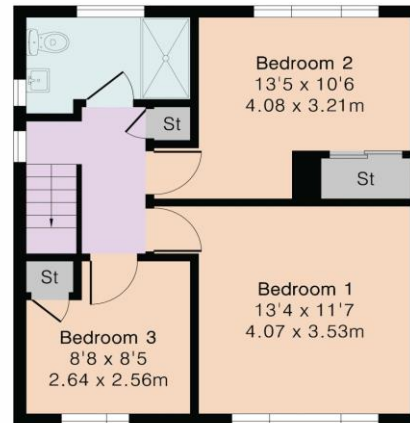
**Approximate Gross Internal Area 1123 sq ft - 104 sq m  
(Including Outbuilding)**

Ground Floor Area 672 sq ft – 62 sq m

First Floor Area 451 sq ft – 42 sq m



Ground Floor



First Floor



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



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