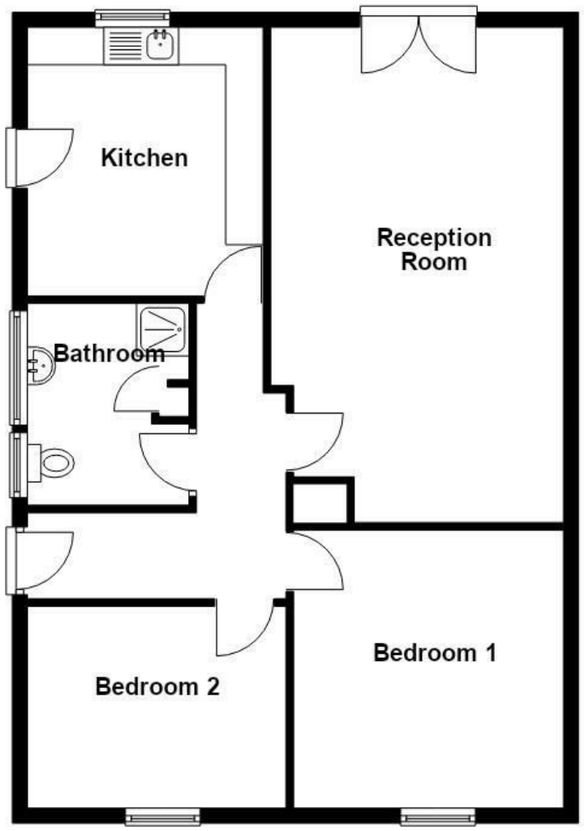
Keenans

Ground Floor











Kings Causeway, Nelson, BB9 0EZ

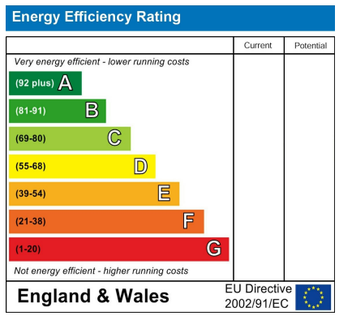
£235,000

A FANTASTIC TWO BEDROOM TRUE BUNGALOW IN A HIGHLY DESIREABLE LOCATION

Nestled in the desirable location of Kings Causeway, Brierfield, this charming detached true bungalow offers a perfect blend of comfort and convenience. With two well-proportioned bedrooms and a very specious reception room, this property provides ample space for relaxation and entertaining. The two bedrooms are thoughtfully designed, making it an ideal choice for downsizers seeking a tranquil living environment.

The bungalow features a well-appointed bathroom, ensuring that all your daily needs are met with ease. Its proximity to local amenities means that shops, parks, and essential services are just a short distance away, enhancing the appeal of this lovely home. The home benefits from a spacious driveway and an attached garage.

This property is not only a wonderful opportunity for those looking to downsize but also presents a fantastic option for anyone seeking a peaceful retreat in a friendly community. With its inviting atmosphere and practical layout, this bungalow is sure to attract interest from a variety of buyers. Don't miss the chance to make this delightful property your new home.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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£235,000

2 1 1

- Detached Bungalow
- Driveway and Garage
- Viewing Essential
- EPC Rating TBC
- Two Well Proportioned Bedrooms
- Ideal Home For A Couple Or Small Family
- Tenure Freehold
- Three Piece Shower Room
- Ample Garden Space To Front And Rear Of Property
- Council Tax Band C

Ground Floor

Hallway

11'4 x 10'5 (3.45m x 3.18m)

Reception Room

21'8 x 12'10 (6.60m x 3.91m)

UPVC double glazed window, two central heating radiators, coving, two feature wall lights, an electric fire with granite hearth, surround and wooden mantle. spotlights and UPVC French doors leading to garden.

Kitchen

11'9 x 10'4 (3.58m x 3.15m)

UPVC double glazed window, a range of wall and base units with laminate work surfaces, a stainless steel one and half sink with mixer tap and single draining board, space for freestanding cooker, space for fridge and space for freezer, plumbing for washing machine, combination boiler, UPVC door leading to garden and tiled flooring.

Bedroom One

12'2 x 11'10 (3.71m x 3.61m)

UPVC double glazed window, central heating radiator.

Bedroom Two

8'10 x 11'1 (2.69m x 3.38m)

UPVC double glazed window, central heating radiator. coving and wooden flooring.

Shower Room

11'9 x 10'4 (3.58m x 3.15m)

Two UPVC double glazed windows, central heating radiator, a dual flush WC, pedestal wash basin with traditional taps, enclosed corner shower with direct feed shower with rinse head, tiled elevations and tiled flooring.

External

Front

Paved path leading to entrance to property, stone chippings, bedding area with mature shrubs, driveway, attached garage and access to rear garden.

Rear

Enclosed rear garden, paved patio area, covered pond, laid to lawn, bedding area with mature shrubs and space for two sheds.















