

FOR SALE  
Jenkinson  
ESTATES  
t: 01304 373 984  
jenkinsonestates.co.uk

Jenkinson  
ESTATES

Farm Lane | Sholden

Deal

Asking Price £450,000

**Freehold**

105 SQ. Metres (1130.21 SQ. Feet)

Council Tax: E

EPC Rating = D

Detached Chalet Bungalow

Offering Three Double Bedrooms

Driveway and Garage

Front and Rear Gardens

Popular Location

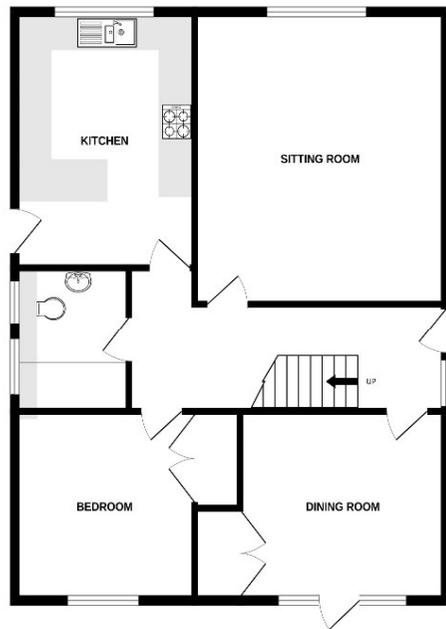
No Onward Chain

Jenkinson Estates are delighted to bring this charming detached chalet bungalow to the market, set in the sought-after Farm Lane area of Sholden. With no onward chain, this is one you'll really want to see in person to fully appreciate. You enter through a welcoming hallway into a generous sitting room, a separate dining room, a bedroom currently used as a study, and a well-fitted kitchen. A shower room completes the ground floor. Head upstairs and you'll find two double bedrooms and a family bathroom and lots of storage space. Outside, the property has both front and rear gardens, connected by a side gate, plus a paved driveway leading to a garage - which also has a handy door opening onto the rear garden. The home is double glazed with gas central heating, and the owned solar panels make a real contribution to the running costs. All viewings are by appointment via the Sole Agent Jenkinson Estates.

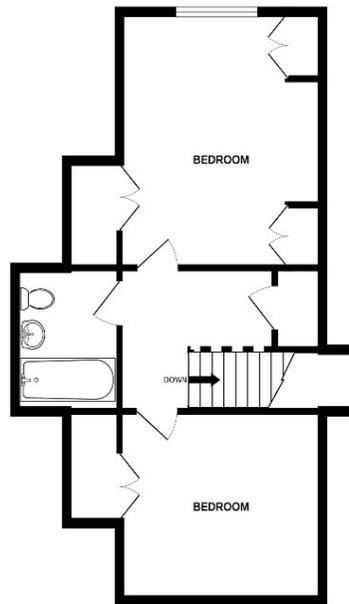




GROUND FLOOR



1ST FLOOR



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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Accommodation

First Floor Landing

Entrance Via;  
Hallway

Bedroom One  
14'1" x 12'8" (4.29m x 3.86m)

Sitting Room  
14'4" x 13'2" (4.37m x 4.01m)

Bedroom Two  
12'8" x 9'7" (3.86m x 2.92m)

Kitchen  
12'5" x 9'7" (3.78m x 2.92m)

Bathroom  
7'8" x 5'9" (2.34m x 1.75m)

Dining Room  
10'9" x 9'5" (3.28m x 2.87m)

Front and Rear Gardens  
Driveway and Garage

Study / Bedroom Three  
9'8" x 9'2" (2.95m x 2.79m)

Shower Room

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Important Notice - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

