



## Sir Charles Square, offers in excess of £220,000

- Off-street parking & garage
- Private well-maintained garden
- En-suite to principal bedroom
- Near public transport links
- Council tax band D
- EPC Rating: C



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## About the property

Presenting an immaculate three-bedroom terraced town house, beautifully situated at Sir Charles Crescent. This exceptional property is offered for sale and is ideal for first time buyers, investors, and families alike, thanks to its well-planned interior and prime location, close to public transport links, excellent nearby schools, and an array of local amenities.

Upon entering the home, you are welcomed into a bright and spacious open-plan reception room, enjoying delightful garden views and direct access to a well-maintained private garden—perfect for entertaining or relaxing outdoors. The space has been thoughtfully designed to offer versatile living for the modern household.

The property comprises three tastefully presented bedrooms. The principal bedroom is a generously sized double with the added benefit of an en-suite for complete privacy. The second bedroom is also a comfortable double, while the third is a well-proportioned single room, well-suited for use as a child's room, guest room, or home office.

Additional features include convenient off-street parking, a garage and a peaceful garden, providing rare



## Accommodation

### Lounge

16' 9" x 12' 9" ( 5.11m x 3.89m )

### Kitchen

8' 8" x 6' 3" ( 2.64m x 1.91m )

### Bedroom One

13' 4" x 13' ( 4.06m x 3.96m )

### Bedroom Two

13' x 9' ( 3.96m x 2.74m )

### Bedroom Three

10' 1" x 6' 7" ( 3.07m x 2.01m )

### Bathroom



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## Floorplan



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