



## Florence Street, offers over £330,000

- Sought After Location
- Two Reception Rooms
- Conservatory
- No Chain
- Viewing Recommended
- EPC Rating: E



 3
  2
  2





## About the property

Nestled in the heart of the sought-after Nottage Village, this larger-than-average three-bedroom end-of-terrace home offers the perfect blend of character, comfort, and convenience. Viewing is highly recommended with this property to soak up the opportunity, call us on 01656771600 to book a viewing

## Accommodation

### Entrance Hall

### Reception One

10' 4" x 16' 7" ( 3.15m x 5.05m )

### Reception Two

10' 4" x 16' 4" ( 3.15m x 4.98m )

### Kitchen

10' 1" x 9' ( 3.07m x 2.74m )

### Conservatory



10' 1" x 8' ( 3.07m x 2.44m )

**Bathroom**

**First Floor**

**Master Bedroom**

11' 8" x 9' ( 3.56m x 2.74m )

**Ensuite**

**Bedroom Two**

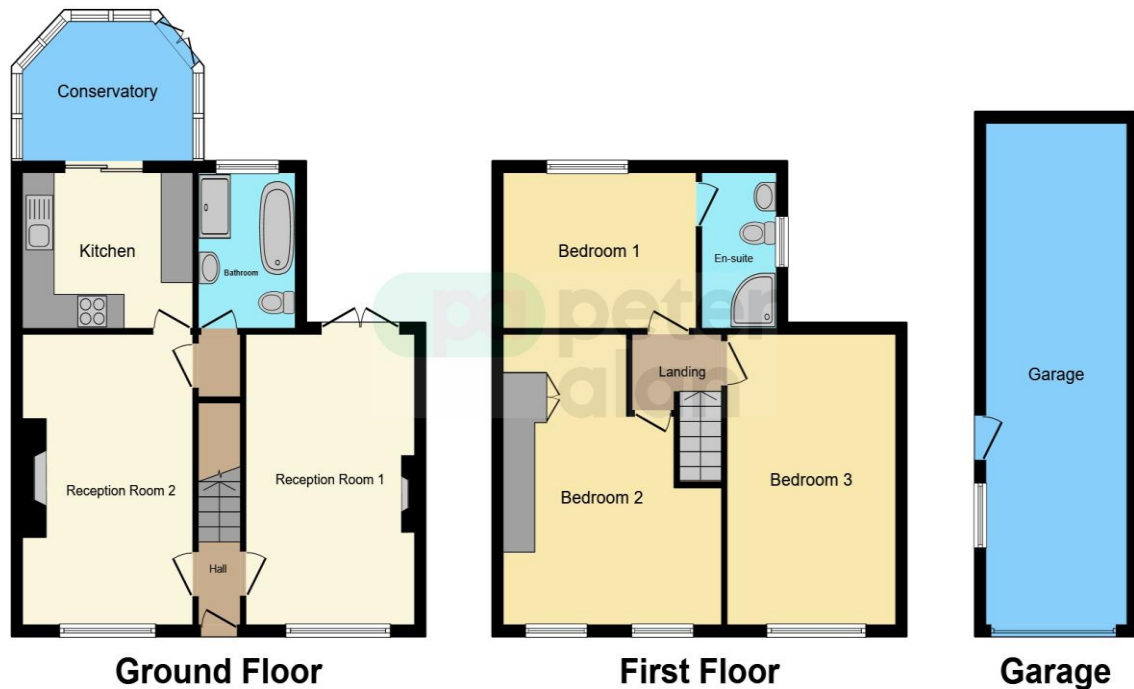
13' 4" x 16' 7" ( 4.06m x 5.05m )

**Bedroom Three**

10' 4" x 16' 7" ( 3.15m x 5.05m )



## Floorplan



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.focalagent.com](http://www.focalagent.com)

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