



Grafton Close, £340,000

- THREE BEDROOMS
- SEMI DETACHED
- LARGE REAR GARDEN
- MODERN DECOR
- KITCHEN/ DINER
- DRIVEWAY
- EPC Rating: C



 3  1  2



About the property

Welcome to Grafton Close, rarely available three bedroom house in fantastic condition throughout. Boasting off road parking for multiple vehicles, enclosed rear garden, great living space and situated in fantastic location.

Accommodation

Entrance

Lounge

14' 9" x 10' 2" MAX (4.50m x 3.10m MAX)

Kitchen/ Diner

16' x 16' max (4.88m x 4.88m max)

Downstairs Bathroom

Landing



Bedroom One

13' x 10' 2" MAX (3.96m x 3.10m MAX)

Bedroom Two

11' 5" x 7' 9" MAX (3.48m x 2.36m MAX)

Bedroom Three

8' 3" x 7' 9" MAX (2.51m x 2.36m MAX)

Rear Garden

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

Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.