



## Brookfield Avenue, offers in excess of £365,000

- NO CHAIN
- DRIVEWAY
- MULTIPLE RECEPTION ROOMS
- Council Tax Band - E
- CLOSE TO SHOPS, PARKS, SCHOOLS
- EPC Rating: C



 4  2  2



## About the property

NO CHAIN - PARKING FOR MULTIPLE VEHICLES. 4 BEDROOMS - The property is situated close to local amenities; supermarkets, parks, link roads leading to A48 and the M4 corridor, public transport routes and popular school catchments.

## Accommodation

### Agents Note

Probate Granted

### Entrance Porch

### Entrance Hallway

### Cloakroom

### Lounge



10' 8" x 15' 7" ( 3.25m x 4.75m )

### **Dining Room**

8' 7" x 9' 9" ( 2.62m x 2.97m )

### **Kitchen**

9' 2" x 9' 9" ( 2.79m x 2.97m )

### **Utility Room**

6' 5" x 9' 9" ( 1.96m x 2.97m )

### **Landing**

### **Bedroom One**

11' 4" x 9' 9" ( 3.45m x 2.97m )

### **Ensuite**

### **Bedroom Two**

11' 4" x 9' 3" ( 3.45m x 2.82m )

### **Bedroom Three**

10' 6" x 8' 7" ( 3.20m x 2.62m )

### **Bedroom Four**

7' 4" x 8' 7" ( 2.24m x 2.62m )

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## Floorplan



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