







Entrance Hall

Entry gained via a double glazed door. Stairs rising to the first floor. Fitted kitchen cupboards.

Kitchen

10' 10" x 10' 0" (3.30m x 3.05m) Fitted kitchen suite comprising of a range of base and eye level units with work surfaces mounted over. Inset sink and drainer unit. Fitted double oven, gas hob with extractor hood mounted over. Space for white goods.

Lounge/Diner

20' 11" x 10' 7" (6.38m x 3.23m) Upvc double glazed French doors onto the rear garden. Radiator. Feature fireplace.

Family Room/Bedroom

12' 0" x 9' 1" (3.66m x 2.77m) Upvc double glazed French doors to the rear garden. Upvc double glazed window to the rear aspect.

Landing

14' 6" x 10' 0" (4.42m x 3.05m) Mostly occupying the space of bedroom three, this large landing area is now a first floor lounge area., with radiator and double glazed window to the front aspect.

Bedroom One

11' 3" x 10' 7" (3.43m x 3.23m) Double glazed window to the rear aspect. Radiator. Range of fitted furniture.

Bedroom Two

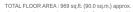
10' 7" x 9' 8" (3.23m x 2.95m) Double glazed window to the rear aspect. Radiator.

Bathroom

Fitted three piece suite comprising of a low flush WC, pedestal wash hand basin and a panelled bath with shower fitted over. Wall mounted combination boiler. Upvc doyvble glazed window to the front aspect. GROUND FLOOR 539 sq.ft. (50.1 sq.m.) approx.

1ST FLOOR 430 sq.ft. (40.0 sq.m.) approx.





UTALE FLOOR ARCE: 1995 S.T. (9.00.5 g.T.) approx.

While ever attempt has been made to ensure the accuracy of the floopins contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any eror, prospective purchaser. The services, spities and applicate shown here not been tested and no guarantee as to their operability or efficiency can be given.



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