



Asking Price: £139,950

- Extended Mid Terrace Property
- Popular And Convenient Residential Area
- No Forward Chain
- Enclosed Rear Garden
- Three Bedrooms
- Ideal First Time Purchase or Family Home
- Off Road Parking



Entrance Porch

Entered via double glazed front door to small porch with ceramic tile flooring, inner door giving access to:-

Lounge/dining Room

7.13m x 4.24m (23' 5" x 13' 11")

A spacious room, open plan effect with staircase giving access to the first floor, stripped pine polished floor boards, understairs storage cupboard space, double glazed window to front aspect and door to:-

Kitchen/Breakfast Room

4.29m x 3.42m (14' 1" x 11' 3")

Fitted with a range of matching base units in high gloss white with colour coordinated roll top work surface space and preparation area incorporating single drainer sink unit with hot and cold mixer taps over, plumbing for automatic washing machine, space for fridge/freezer, ceramic tile flooring, built in fan assisted electric cooker with 4 ring electric hob, wall mounted boiler (supplying domestic hot water and gas central heating), inset spot lighting, coving and double glazed window and door to the rear.

First Floor Landing

With doors to:-

Bedroom One

4.06m x 3.06m (13' 4" x 10' 0")

With coving and double glazed window to front aspect.

Bedroom Two

2.94m x 2.63m (9' 8" x 8' 8")

With double glazed window to rear aspect.

Bedroom Three

3.54m x 1.46m (11' 7" x 4' 9")

With double glazed window to front aspect.

Family Bathroom

4.14m x 1.98m (13' 7" x 6' 6")

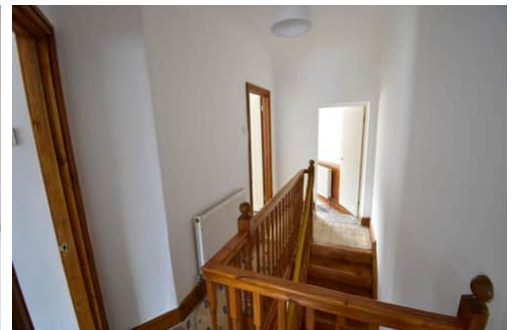
A four piece suite comprising pine panel bath, low level W.C, wash hand basin, walk in shower housing Triton electric shower with respatex walls and double double glazed frosted tilt and turn window to the rear.

External

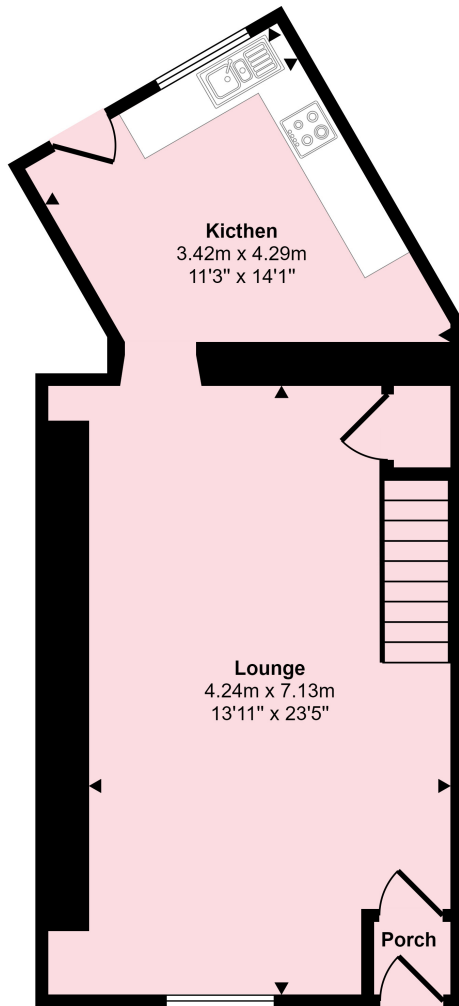
To the front of the property is off road parking for two vehicles. To the rear there is a low maintenance and enclosed rear garden with patio area, small steps lead up to a lawned area with retaining wall and fence boundaries.

Disclaimer

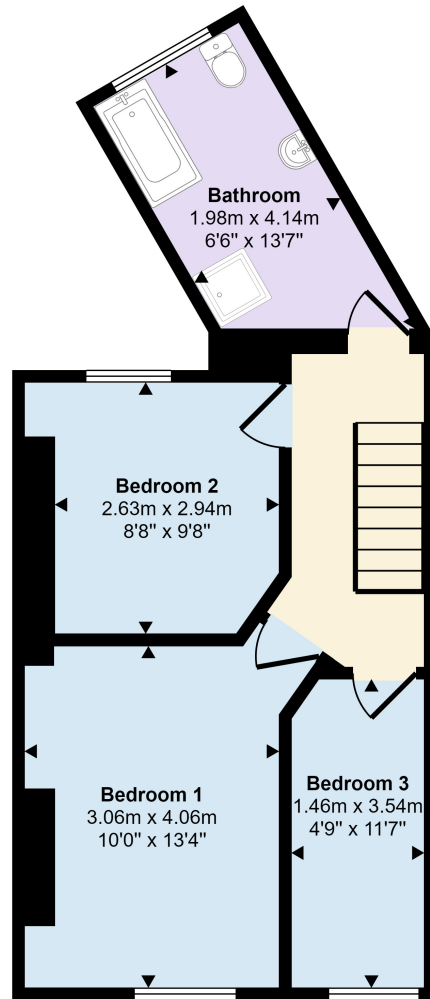
Whilst these particulars are believed to be accurate, they are set for guidance only. Fresh have not tested any fixtures, fittings or services and cannot confirm that they are in working order or fit for purpose. Any floor plan provided is intended as a general guide to the layout of the accommodation and is not drawn to scale. We cannot confirm the tenure of the property is accurate and advise all buyers to obtain verification from their solicitor or surveyor. We strongly recommend that all the information which we provide about the property is verified by yourself or your adviser.



Approx Gross Internal Area
89 sq m / 957 sq ft



Ground Floor
Approx 47 sq m / 508 sq ft



First Floor
Approx 42 sq m / 449 sq ft

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant.

