

4 Bedroom(s), Semi-Detached House, Freehold

Ellers Road, Bessacarr.



- 3D Virtual Tour Available
- Three Reception Rooms
- Ground Floor Shower Room and W/C
- Family Bathroom
- Driveway Allowing for Ample Cars to Park

- Spacious Semi Detached Family Home
- Stylish Breakfast Kitchen
- Four Bedrooms
- Generous Rear Enclosed Garden
- Sought After Location

£287,500

For Sale

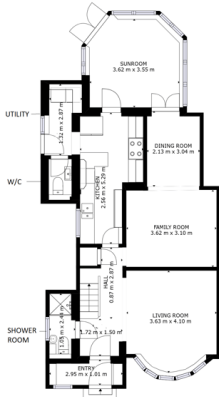
Book your viewing today Tel: 01302 247754

Owner's View

3D Virtual Tour Available- Take a closer, more detailed look around via our 3D Virtual Tour! Don't forget that you can also check availability for viewings online via a visit to our website... The house is very well positioned with plenty of walking routes and parks nearby & also benefits from being a short walk away from Bessacarr Primary. There is ample room for parking and a really generous garden with a variety of trees and plants which is also very private. Inside is spacious and there is also plenty of storage.

Ground Floor

Floor Plan



FLOOR 1

TOTAL: 137 m²
FLOOR 1: 81 m², FLOOR 2: 56 m²
SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL DIM. VARY.

Matterport

Utility Space



Lounge



Breakfast Kitchen



Sitting Room



Conservatory



Ground Floor W/C

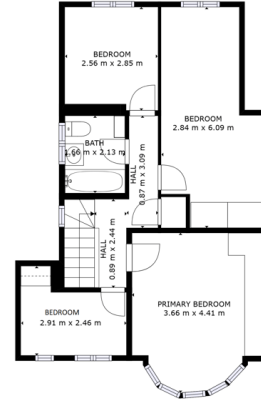


Shower Room



First Floor

Floor Plan



TOTAL: 137 m²
FLOOR 1: 81 m², FLOOR 2: 56 m²
SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



Bedroom



Bedroom





Bedroom



Bedroom



Family Bathroom



External

Front Aspect



Rear Garden



Property Information

Council Tax Band - B

Utilities - Mains Gas, Mains Electricity, Mains Water

Water Meter - No

Average Annual Electricity Bills -

Average Annual Gas Bills -

Average Annual Water Bills -

Tenure - Freehold

Solar Panels - No

Space Heating System - Gas Boiler with radiators (Combi)

Approximate Heating System Installation Date -

Water Heating System - Gas combi boiler

Approximate Water Heating Installation Date -

Boiler Location - Downstairs WC

Approximate Electrical System Installation Date -

Approximate Electrical System Test Date -

Fires/Heaters - None

Permanent Loft Ladder - Yes

Loft Insulation - Yes

Loft Boarded out - Yes

Whilst every effort is made to ensure that the information contained in these particulars is reliable, they do not constitute or form part of an offer or any contract. The Property Hive accept no liability for the accuracy of the contents, and therefore they should be independently verified by prospective buyers or tenants before agreeing an offer. All measurements provided are approximate and should be verified before exchange of contracts. No appliances, fixtures or fittings have been tested and should be checked by the buyer before exchange of contracts to ensure they are in good working order.

Energy Performance Certificate

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		83
(69-80) C	74	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	