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ESTATE AGENTS

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- MODERN SEMI-DETACHED HOUSE
- ACCOMMODATION OVER 3 FLOORS
- TWO PARKING SPACES

- THREE BEDROOMS
- REAR LAWN GARDEN
- EPC RATING B

## SUMMARY

\*\* MODERN SEMI-DETACHED HOUSE, WELL PRESENTED, THREE BEDROOMS, ACCOMMODATION OVER THREE FLOORS, REAR LAWN GARDEN, TWO PARKING SPACES, INTERNAL VIEWING ADVISED, EPC RATING B \*\*

## FULL DESCRIPTION

A well presented, modern semi-detached house situated in a cul-sac location on this popular residential development. This property may appeal to a variety of buyers and has accommodation over three floors which briefly comprises -

Ground Floor - Entrance, lounge with windows to the front elevation, understairs cupboard. Kitchen with fitted wall & base units, complimenting counter worktops and a range of integral appliances, French doors opening to the rear. Inner lobby with downstairs W.C. and staircase.

First Floor Landing - Two double bedrooms, house bathroom with three piece modern white bathroom suite comprising of a rectangular bath with shower over, shower screen, tiling, w.c., wash basin, window to the side elevation.

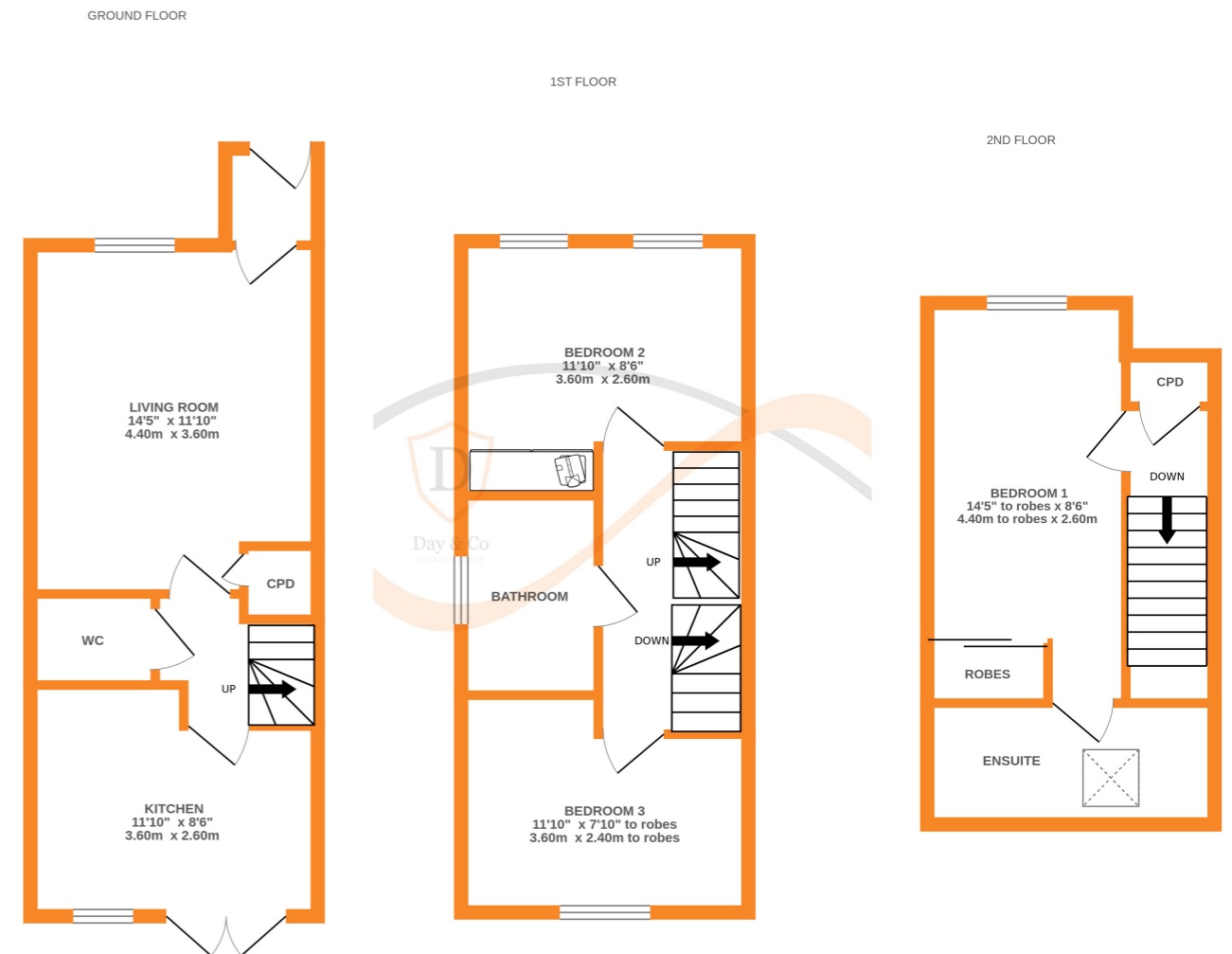
Second Floor - Built in cupboard. Bedroom 1 can be found on the upper floor with windows to the front, built in wardrobes, good sized en suite shower room comprising of a shower, w.c., wash basin, roof window.

Gas Central Heating & Double Glazing.

Externally two parking spaces, rear lawn garden and patio area.

Agents Note - Estate management charge is approx £160 per year.

PC Rating B



Whilst every attempt has been made to ensure the accuracy of the floorplan 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. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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