



17 Salisbury Road, Werrington PE4 6NW

£265,000



*** NO ONWARD CHAIN *** " Located in the highly sought after village of Werrington, this semi detached bungalow is on a corner plot and features a garage, conservatory, 3 bedrooms, kitchen, lounge/diner and wet room. The garden is spacious but also low maintenance. Viewings are highly recommended to appreciate the location and space this bungalow has to offer. Council tax band - C / EPC Energy Rating - C ".

ENTRANCE

Door to front and radiator.

LOUNGE/DINER

16' 5" x 11' 5" (MAX) 9'9" (MIN) (5.00m x 3.48m) APPROX.
 Sliding door to rear and windows to rear.

CONSERVATORY

19' 9" x 6' 2" (6.02m x 1.88m) APPROX. Radiator. Door to side and windows to rear and sides.

KITCHEN

10' 5" x 7' 4" (3.17m x 2.24m) APPROX. Fitted with a range of base and eye level units with work surfaces over, wall mounted boiler, stainless steel sink with mixer tap, space for fridge/freezer, space for undercounter washing machine, integrated double oven and hob. Window to rear and door to:

LEAN TO

6' 0" x 3' 2" (1.83m x 0.97m) APPROX. Door to rear and windows to side and front.

BEDROOM ONE

14' 9" x 9' 9" (4.50m x 2.97m) APPROX. Window to front and radiator.

BEDROOM TWO

8' 9" x 8' 8" (2.67m x 2.64m) APPROX. Window to side and radiator.

BEDROOM THREE

8' 7" x 8' 8" (MAX) 7'4" (MIN) (2.62m x 2.64m) APPROX. Window to side and radiator.

WET ROOM

7' 6" x 5' 4" (2.29m x 1.63m) APPROX. Window to side. Fitted with a three piece suite comprising low level W/C, wash hand basin and shower area.

GARAGE

OUTSIDE

AGENT NOTES

The floorplan is for illustrative purposes only. Fixtures and fittings do not represent the current state of the property. Not to scale and is meant as a guide only.

