

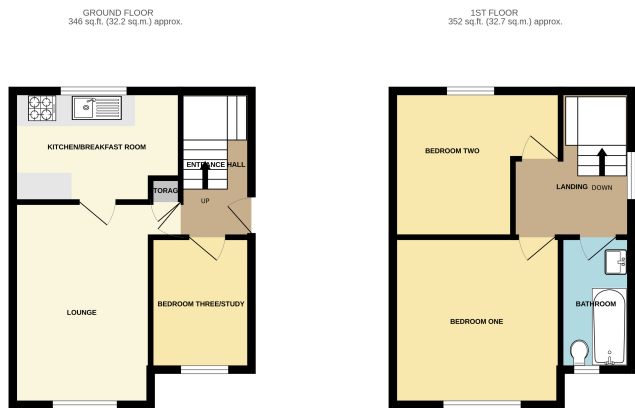
# MARTINS WAY

£197,950



## Key Features

- ✓ Modern Two/Three bedroom House
- ✓ Off Road Parking
- ✓ New decor throughout
- ✓ New Kitchen and Bathroom.
- ✓ No Onward Chain



TOTAL FLOOR AREA: 698 sq. ft. (64.8 sq.m.) approx.  
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| Energy Efficiency Rating                    |   | Current | Potential |
|---------------------------------------------|---|---------|-----------|
| Very energy efficient - lower running costs |   |         |           |
| (92+)                                       | A |         | 90        |
| (81-91)                                     | B |         |           |
| (69-80)                                     | C | 77      |           |
| (55-68)                                     | D |         |           |
| (39-54)                                     | E |         |           |
| (21-38)                                     | F |         |           |
| (1-20)                                      | G |         |           |
| Not energy efficient - higher running costs |   |         |           |
| England, Scotland & Wales                   |   |         |           |
| EU Directive 2002/91/EC                     |   |         |           |