

104 Hambledon Road, St.Georges, Weston-Super-Mare,
Somerset. BS22 7GL

£220,000 Freehold

REDUCED



www.housefox.co.uk

01934 314242
01275 404601
01278 557700
sales@housefox.co.uk

PROPERTY DESCRIPTION

HOUSE FOX ESTATE AGENTS PRESENTS ... This semi detached house is in need of some general updating but is a real find as it not only offers 2 bedrooms but also a large and private rear garden, double garage and parking in front. The property is approached via a small front garden area and with the entrance hall having the stairs to the first floor. The living room is a good size and the kitchen diner is across the rear of the house with a door out to the rear garden. Upstairs there are 2 double bedrooms and the bathroom has had some updating done to offer a white suite of WC, wash basin and a bath with shower over. Outside to the rear the secure lawned garden is a really generous size with an area of decking immediately to the rear and a side door into the unusual advantage of a double garage, which has no power and lighting and one up and over door the front. The property could do with some updating in certain areas but for the addition of the garden, garage and parking it really must be viewed.

FEATURES

- Semi detached house
- Two bedrooms
- In need of general updating
- DOUBLE GARAGE
- Driveway parking
- Generous Rear Garden
- Kitchen Diner to rear
- Council Tax - Band B
- WALK THROUGH 360 VIDEO TOUR AVAILABLE
- EPC - D



ROOM DESCRIPTIONS

Entrance Hall

Stairs to First Floor

Living Room

16' 7" x 11' 8" (5.05m x 3.56m) Radiator; Upvc double glazed window to front

Kitchen Diner

11' 8" x 7' 9" (3.56m x 2.36m) Radiator; Upvc double glazed window and door to rear; range of wall and base units with worktops over, gas hob with extractor hood over and electric oven under, spaces for washing machine and fridge freezer, inset stainless steel sink/drainer

Bedroom 1

11' 6" x 11' 6" into cupboard (3.51m x 3.51m) Radiator; Upvc double glazed window to front; built in cupboard

Bedroom 2

10' 8" x 6' 7" (3.25m x 2.01m) Radiator; Upvc double glazed window to rear; built in double cupboard

Bathroom

Towel Radiator; Upvc double glazed window to rear; white suite of WC, wash basin and bath with shower over

Outside

FRONT - small lawned area to front with path to front entrance; driveway parking to side and double garage

REAR - decking area directly to rear with fenced and lawned garden; side door to garage

DOUBLE GARAGE - approx 17'9 x 14' .. Side door to garden; 1 up and over door to front driveway and window to rear



FLOORPLAN & EPC

