

3 Bedroom(s), Detached House, Freehold

Farnborough Drive, Cantley.



- 3D Virtual Tour Available
- Modern and Contemporary Breakfast Kitchen and Utility Room
- Ground Floor W/C
- Driveway Allowing For Off Road Parking
- Sought After Location

- Stunning Detached Family Home
- Three Reception Rooms
- Three Bedrooms
- Landscaped Rear Enclosed Garden
- Boarded Loft with Shelving and Clothing Rails

£315,000
For Sale

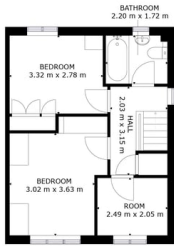
Book your viewing today Tel: 01302 247754

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... Immaculately presented Three bedroom family home with lots of storage space including boarded out loft with clothes hanging space and shelves...high spec recently designed garden. A new boiler installed just over 1 year ago.

Ground Floor

Floor Plan



FLOOR 2

GROSS INTERNAL AREA
FLOOR 1: 25 m² FLOOR 2: 48 m²
TOTAL: 113 m²
SIZES AND DIMENSIONS ARE APPROXIMATE. SEE VISUAL DATA ONLY.

Matterport

Kitchen



Utility Room



Dining Room



Lounge



Garden Room



Ground Floor W/C



First Floor

Floor Plan



FLOOR 2

GROSS INTERNAL AREA
FLOOR 1: 73 m², FLOOR 2: 49 m²
TOTAL: 122 m²



Bedroom



Bedroom



Bedroom



Bathroom



External

Front Aspect



Rear Garden



Property Information

Council Tax Band - C

Utilities - Mains Gas, Mains Electricity, Mains Water

Water Meter - Yes

Average Monthly Electricity Bills - Approx. £145 per month. Gas and electricity

Average Annual Gas Bills - As above.

Average Annual Water Bills - £33

Tenure - Freehold

Solar Panels - No

Space Heating System - Gas Boiler with radiators (Combi)

Approximate Heating System Installation Date - New Boiler installed just over 1 year ago

Water Heating System - Gas combi boiler

Approximate Water Heating Installation Date - Just over 1 year ago

Boiler Location - Utility room

Approximate Electrical System Installation Date -

Approximate Electrical System Test Date -

Fires/Heaters - Electric

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

