





**** NO CHAIN **** Good size three bedroom semi detached property offering a hall, lounge and a dining room, fitted kitchen, three first floor bedrooms and a bathroom. Front lawn and side drive, rear garden with patio and a lawn.
**INTERNAL VIEWING
RECOMMENDED**



HALL

Entrance door into the hall with radiator and stairs to the first floor.

LOUNGE

Feature living flame coal effect gas fire with Adams style surround. Upvc double glazed window to the front, radiator and door to -

DINING ROOM

Double doors onto the garden, radiator and door to the kitchen.

KITCHEN

Fitted units with work surfaces and a sink and drainer unit. Fitted oven and hob, tiled floor, radiator, storage cupboard, double glazed window to the rear and a door to the side.

FIRST FLOOR LANDING

Upvc double glazed window to the side, loft access, airing cupboard and doors to -

BEDROOM

Double glazed window and radiator.

BEDROOM

Double glazed window and radiator.



BEDROOM

Double glazed window and radiator.





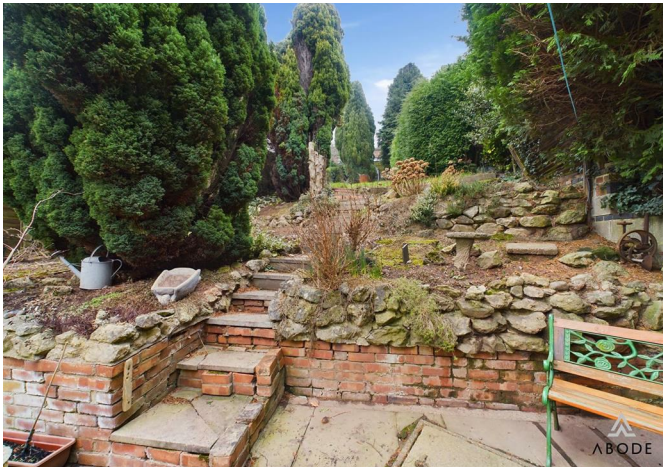


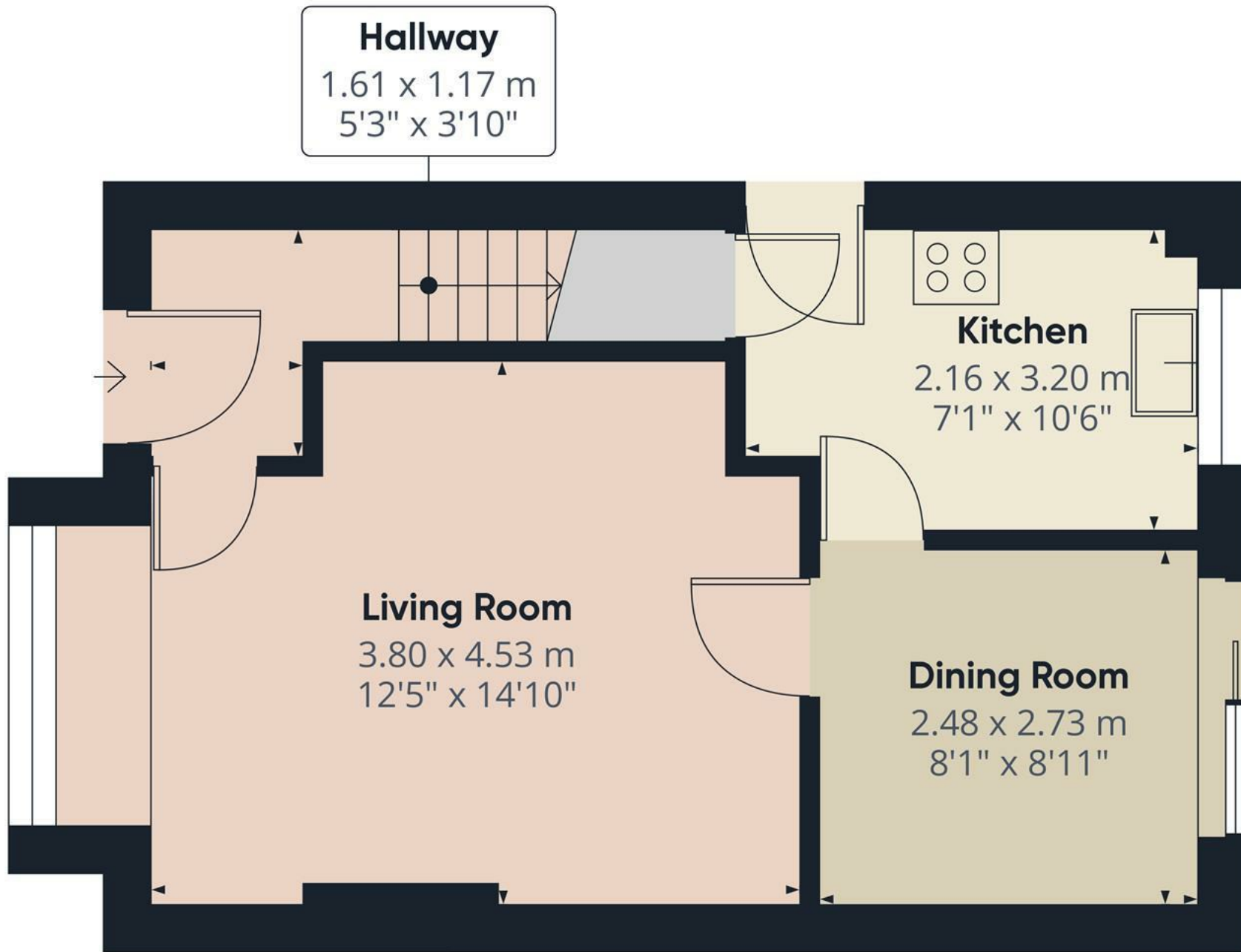
BATHROOM

Panel enclosed bath, low flush wc, wash hand basin, radiator and double glazed window.

OUTSIDE

Front lawn and long side drive. The rear garden offers a paved seating area and steps up to a lawn with shrubs and bushes.





Floor 0

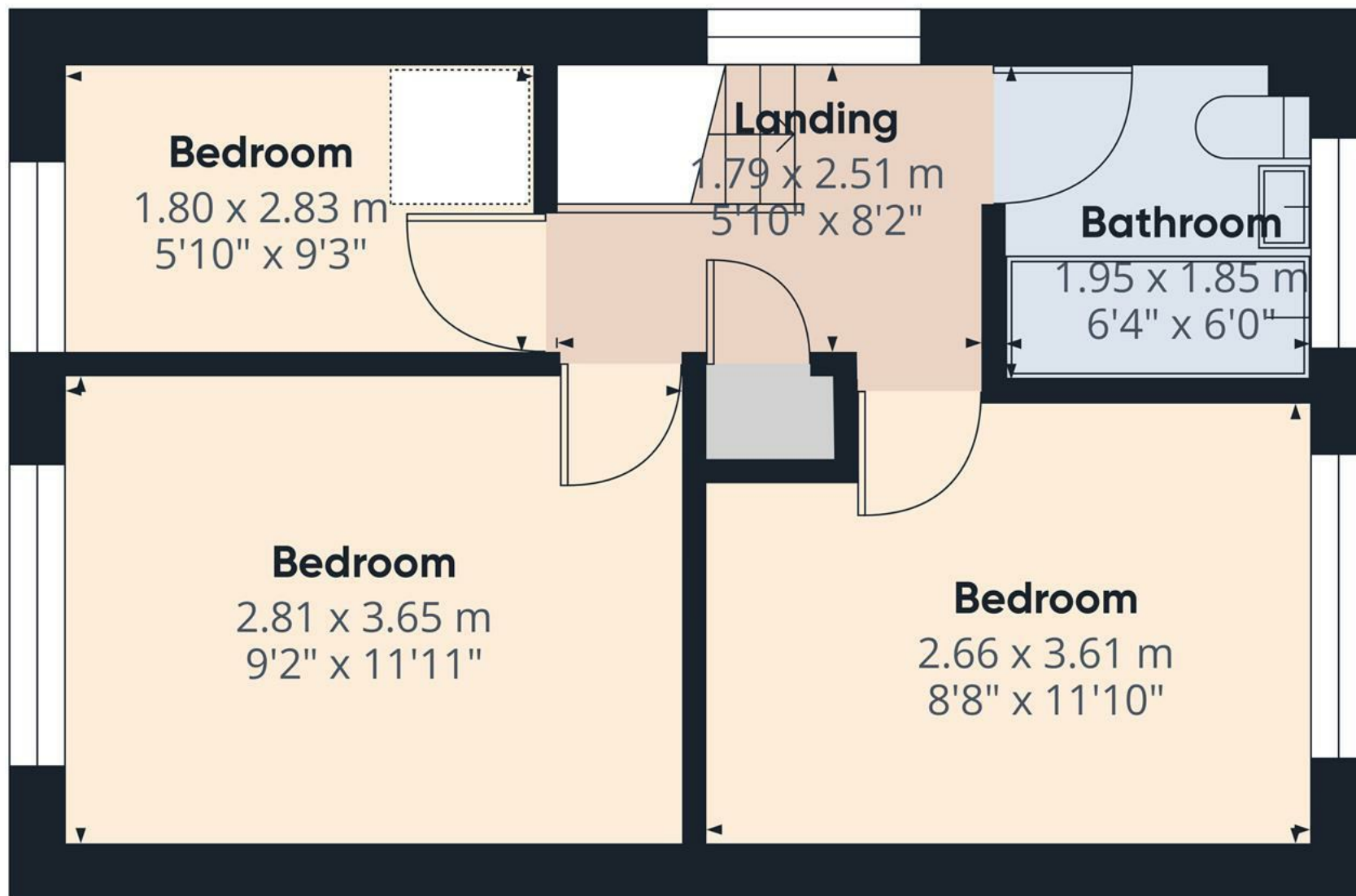
Approximate total area⁽¹⁾
35.34 m²
380.4 ft²

(1) Excluding balconies and terraces.

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

GIRAFFE360



Approximate total area⁽¹⁾
31.59 m²
340.04 ft²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

GIRAFFE360

Floor 1

