



Spruce Way,

Price £360,000

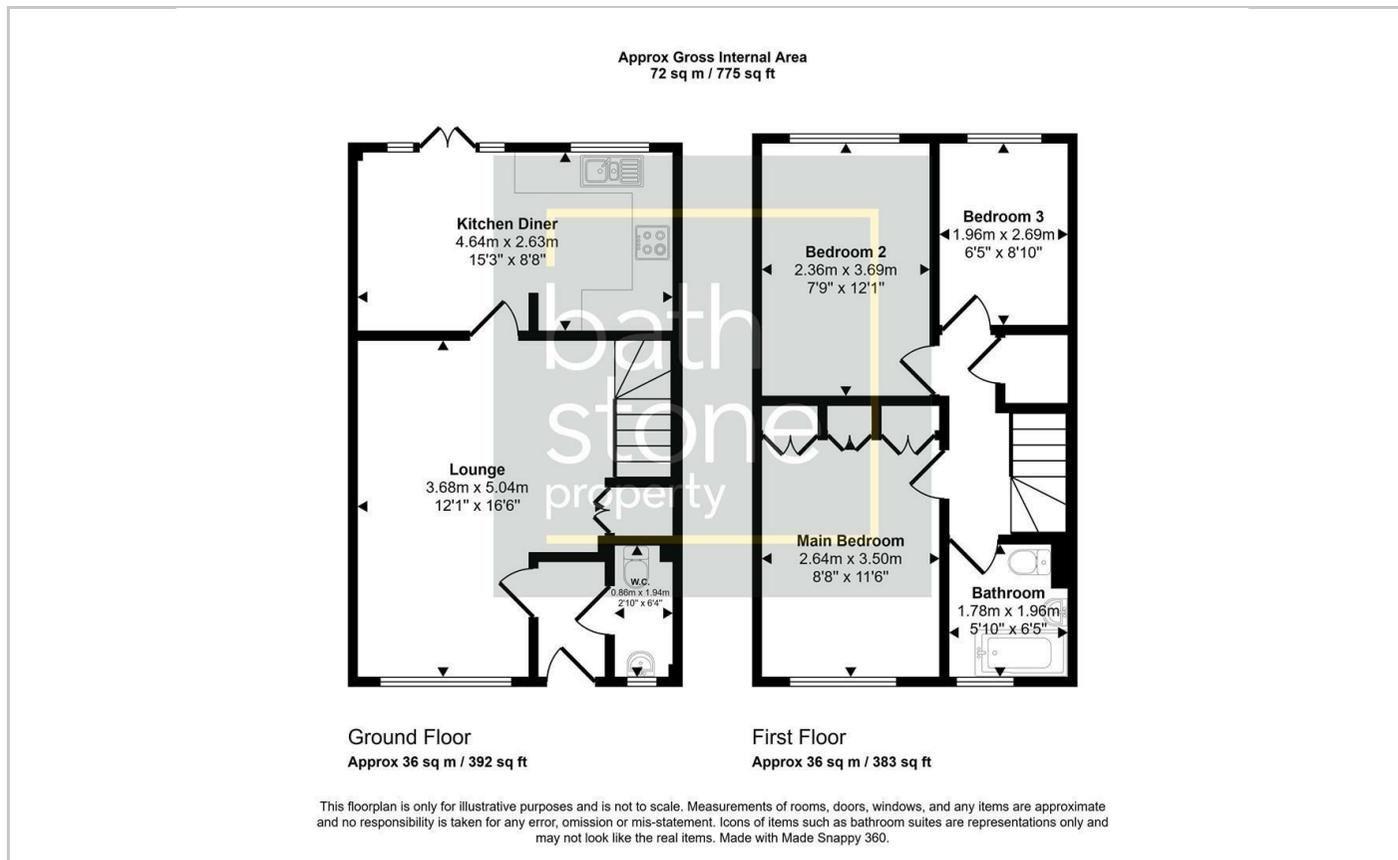
**FOR SALE**



- End-Terrace
- Three Bedroom
- Garage and Driveway
- Kitchen Diner
- Downstairs WC
- No Chain

## THE PROPERTY

A well-presented three-bedroom home situated in a quiet cul-de-sac, offering spacious living accommodation, a garage, and driveway parking for two cars. The property is in very good order throughout and is offered for sale with no onward chain, making it an ideal for purchase. The property is also fitted with EV Charging Point.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			<b>88</b>
(69-80) <b>C</b>		<b>70</b>	
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	