





**** MODERN THREE BEDROOM
PROPERTY IN POPULAR LOCATION ****

Entrance hall with guest cloakroom,
breakfast kitchen and a lounge diner
with doors into the garden. Three first
floor bedrooms and a family bathroom.
Two parking spaces to the front and an
enclosed rear garden.



ABODE
SALES & LETTINGS

HALL

Entrance door into the hall with stairs to the first floor and doors to -

CLOAKROOM

Low flush wc, wash hand basin, radiator.

BREAKFAST KITCHEN

Fitted units with works surfaces and a sink and drainer unit. Fitted oven and hob with extractor, plumbing and space for a washing machine and further appliance spaces. Upvc double glazed window and a radiator.

LOUNGE DINER

Upvc double glazed window and doors onto the garden, radiator.

FIRST FLOOR LANDING

Doors to -

BEDROOM 1

Upvc double glazed window and radiator.

BEDROOM 2

Upvc double glazed window and radiator.

BEDROOM 3

Upvc double glazed window and radiator.

BATHROOM

Panel enclosed bath with a shower and shower screen, wash hand basin, low flush wc and radiator.

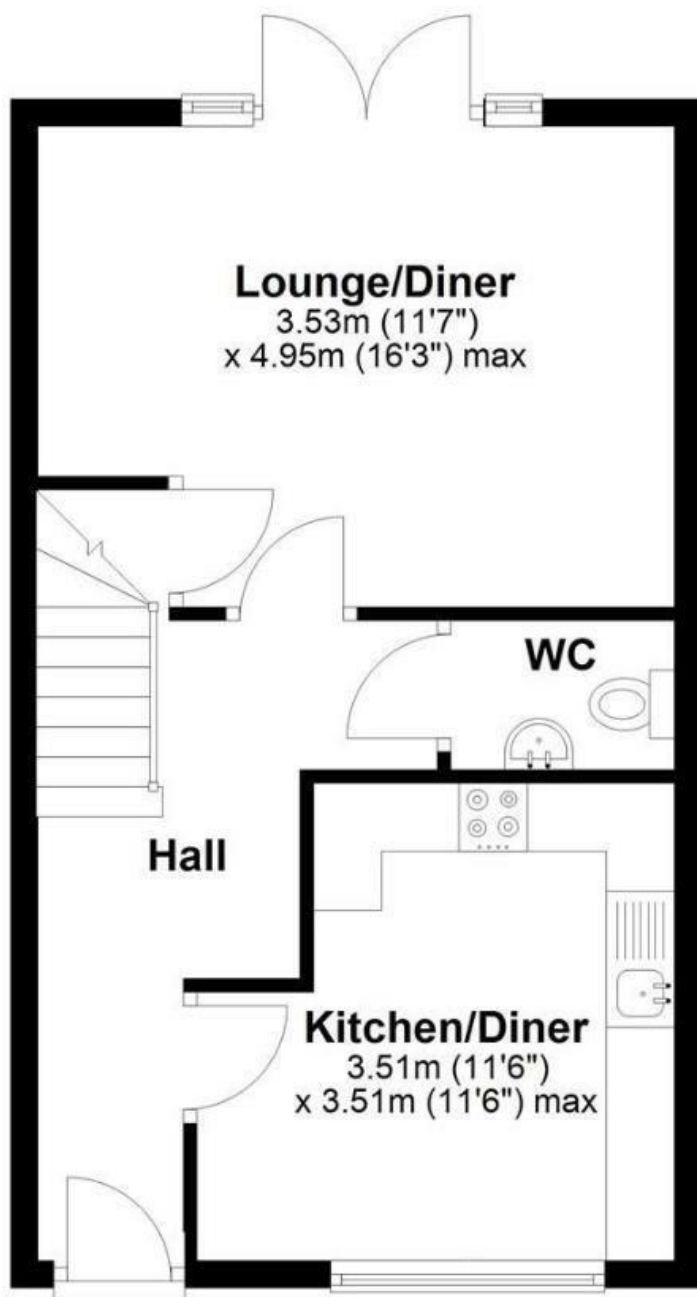
OUTSIDE

Two parking spaces to the front and an enclosed rear garden offering artificial lawn, paved seating areas and an enclosed barked play area.

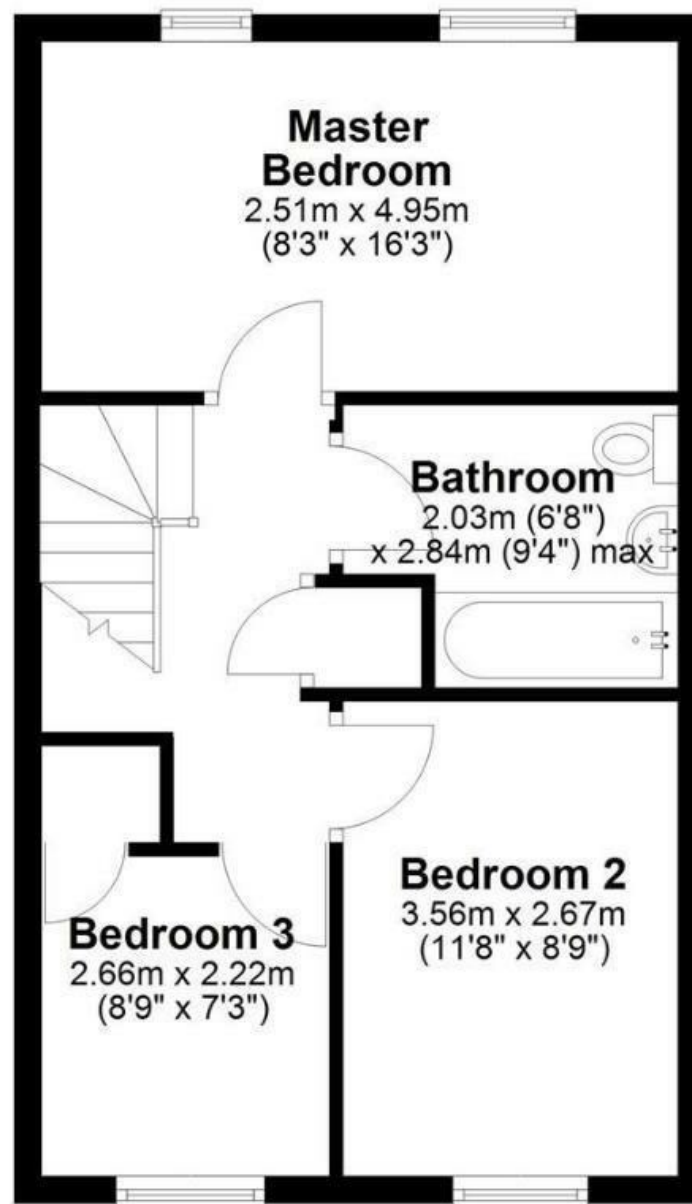


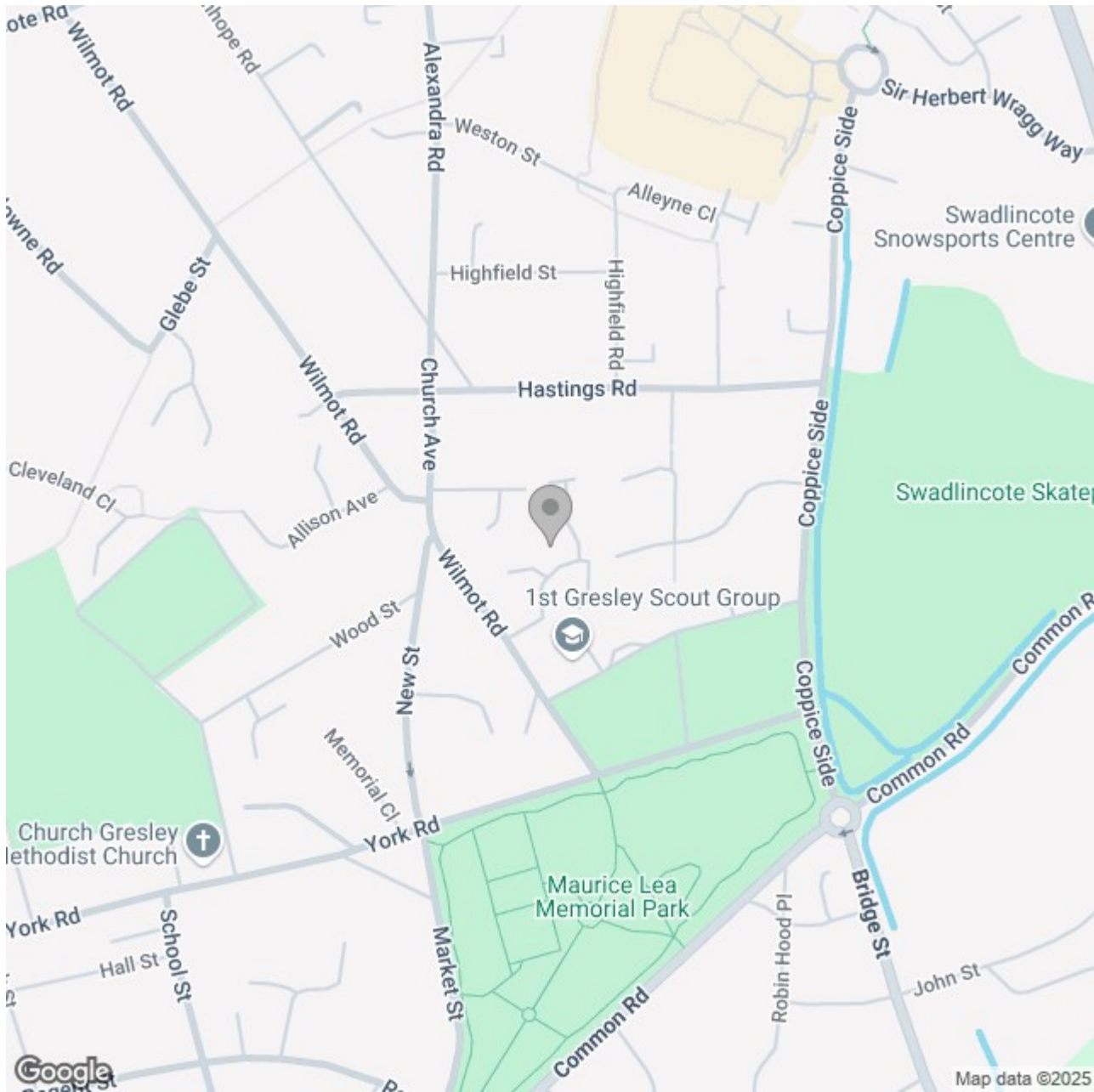


Ground Floor



First Floor





Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		96
(81-91) B	85	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	