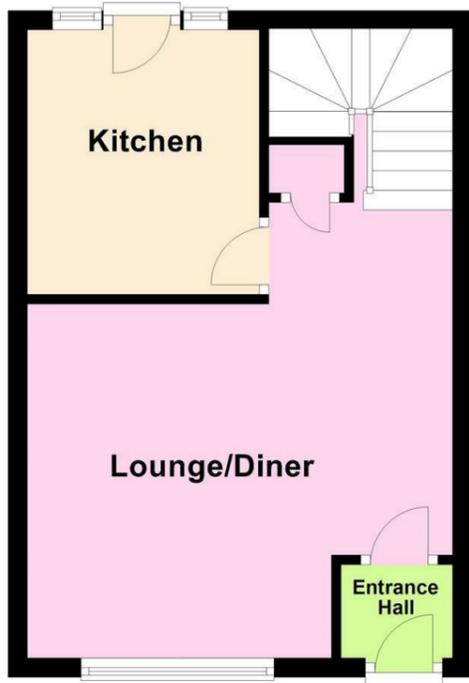
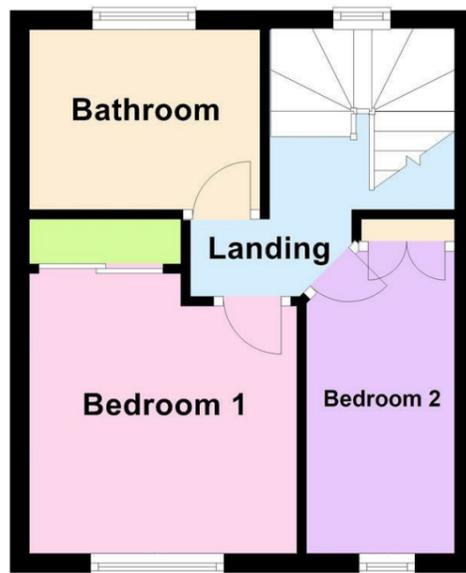


Ground Floor



First Floor



Ground Floor
Front entrance door to:

Double glazed window to front, radiator, built in double wardrobe.

Entrance Hall
Radiator.

Bathroom
Fitted with a three piece suite comprising, a panelled bath with shower over, a wash hand basin with storage under and a low-level WC, tiled splashbacks, double glazed window to rear, radiator, coving to ceiling.

Lounge/Diner
4.42m (14'6") x 3.68m (12'1")
Double glazed window to front, under stairs storage cupboard, radiator, stairs leading to first floor.

Outside
The front garden is bordered by a low level brick wall and is laid with gravel. The property has a driveway providing off road parking. Gated side access leads to the fully enclosed rear garden which is mainly laid to lawn with borders laid with bark. The garden also benefits from a patio seating area and a brick built store.

Kitchen
2.75m (9') x 2.41m (7'11")
Fitted with a matching range of base and eye level units with worktop space over, stainless steel sink with mixer tap, plumbing for washing machine, space for fridge/freezer, cooker, two double glazed windows to rear, radiator, coving to ceiling, door opening to rear garden.

Further Information
Minimum length Of Tenancy: 6 Months
Council Tax Band: A
EPC Rating: D
Minimum household income to pass referencing: £29,850

First Floor

Landing
Double glazed window to rear, wall mounted gas boiler.

Agent Notes:
Please be aware the property does suffer from subsidence. In accordance with the insurance company regular access is requested to monitor the situation and make repairs where required.

Bedroom 1
2.91m (9'7") max x 2.78m (9'1")
Double glazed window to front, radiator, built in double wardrobe.

Bedroom 2
3.14m (10'4") x 1.60m (5'3")

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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PROPERTY SUMMARY

A two bedroom end of terraced home with off road parking and enclosed rear garden. The property also benefits from a lounge/diner, kitchen, a modern bathroom and gas radiator heating. available to let from beginning of February Deposit £1095

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