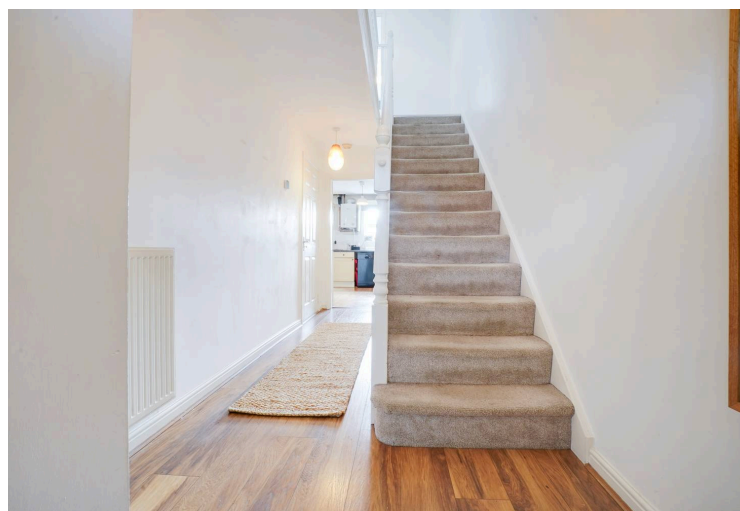


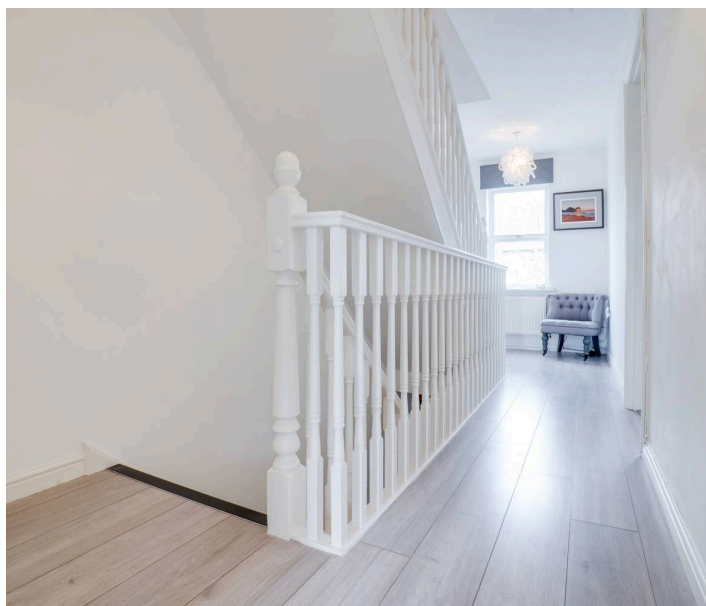


South Knighton Road, South Knighton

Offers Over £315,000

Located within the suburb of SOUTH KNIGHTON, this mid townhouse enjoys accommodation over THREE FLOORS to include THREE DOUBLE BEDROOMS and a sitting room to the first floor having Juliet balcony.





Entrance Hall

With stairs to first floor, laminate floor, radiator.

Ground Floor WC

5' 4" x 2' 8" (1.63m x 0.81m)

With low-level WC, wash hand basin, laminate floor, radiator.

Open Plan Living Kitchen Dining Room

24' 0" x 15' 6" (7.32m x 4.72m)

Measurements narrowing to 11'7" x 8'7". With double glazed French doors and window to rear elevation, stainless steel sink and drainer unit with a range of wall and base units with work surfaces over, built-in double oven and gas hob, extractor hood, plumbing for washing machine, plumbing for dishwasher, seating area, bamboo floor, wall mounted boiler, radiator.

First Floor Landing

With double glazed window to the front elevation, stairs to second floor, laminate floor, radiator.

Sitting Room

15' 6" x 11' 8" (4.72m x 3.56m)

With double glazed window and double glazed French doors with Juliet balcony to the rear elevation, living flame effect gas fire with fire surround, laminate floor, two radiators.



Bedroom Three

10' 9" x 8' 9" (3.28m x 2.67m)

With double glazed window to the front elevation, built-in wardrobe, wood effect floor, radiator.

En-Suite Shower Room

8' 0" x 6' 1" (2.44m x 1.85m)

With shower cubicle having electric shower, pedestal wash hand basin, low-level WC, vinyl floor, part tiled walls, radiator.

Second Floor Landing

With built-in cupboard, airing cupboard, loft access.

Bedroom One

12' 0" x 11' 0" (3.66m x 3.35m)

With double glazed window to the front elevation, built-in wardrobe, radiator.

En-Suite Shower Room

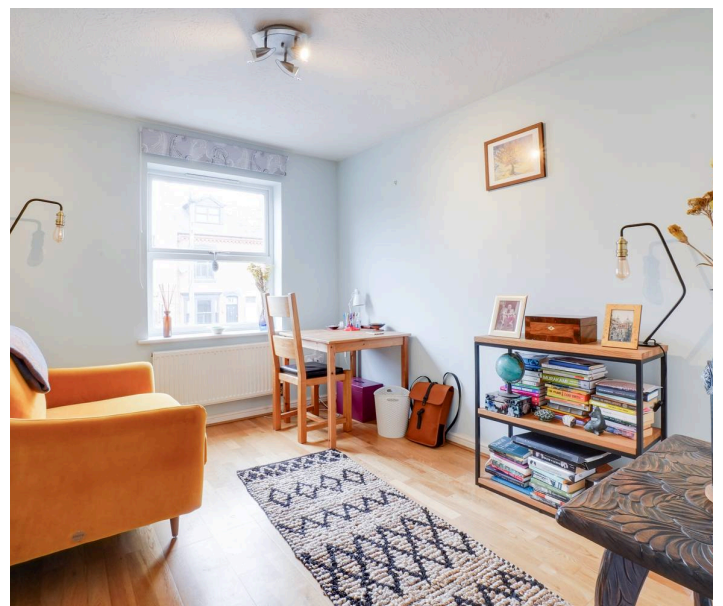
6' 5" x 4' 7" (1.96m x 1.40m)

With shower cubicle, pedestal wash hand basin, low-level WC, part tiled walls, vinyl floor, radiator.

Bedroom Two

14' 5" x 8' 10" (4.39m x 2.69m)

With double glazed window to the rear elevation, radiator.









Bathroom

7' 9" x 6' 6" (2.36m x 1.98m)

With double glazed window to the rear elevation, bath with electric shower over, pedestal wash hand basin, low-level WC, extractor fan, laminate floor, part tiled walls, radiator.

Front Garden

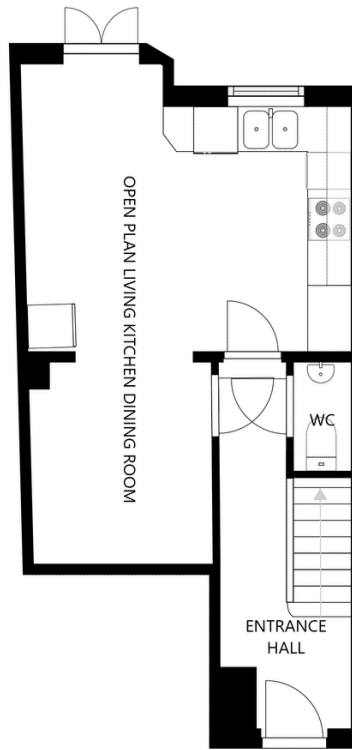
With storage area having up and over door to the front elevation.

Rear Garden

With paved patio area, lawn, fencing and walled perimeter, gate to rear access, mature tree and shrubs.

Driveway

Providing off road parking.



FLOOR 1

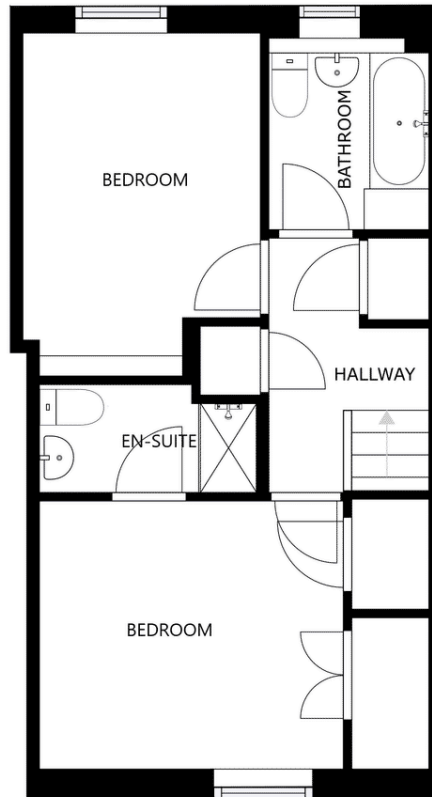
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



FLOOR 2

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.





FLOOR 3

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: C

We'll keep you moving...



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