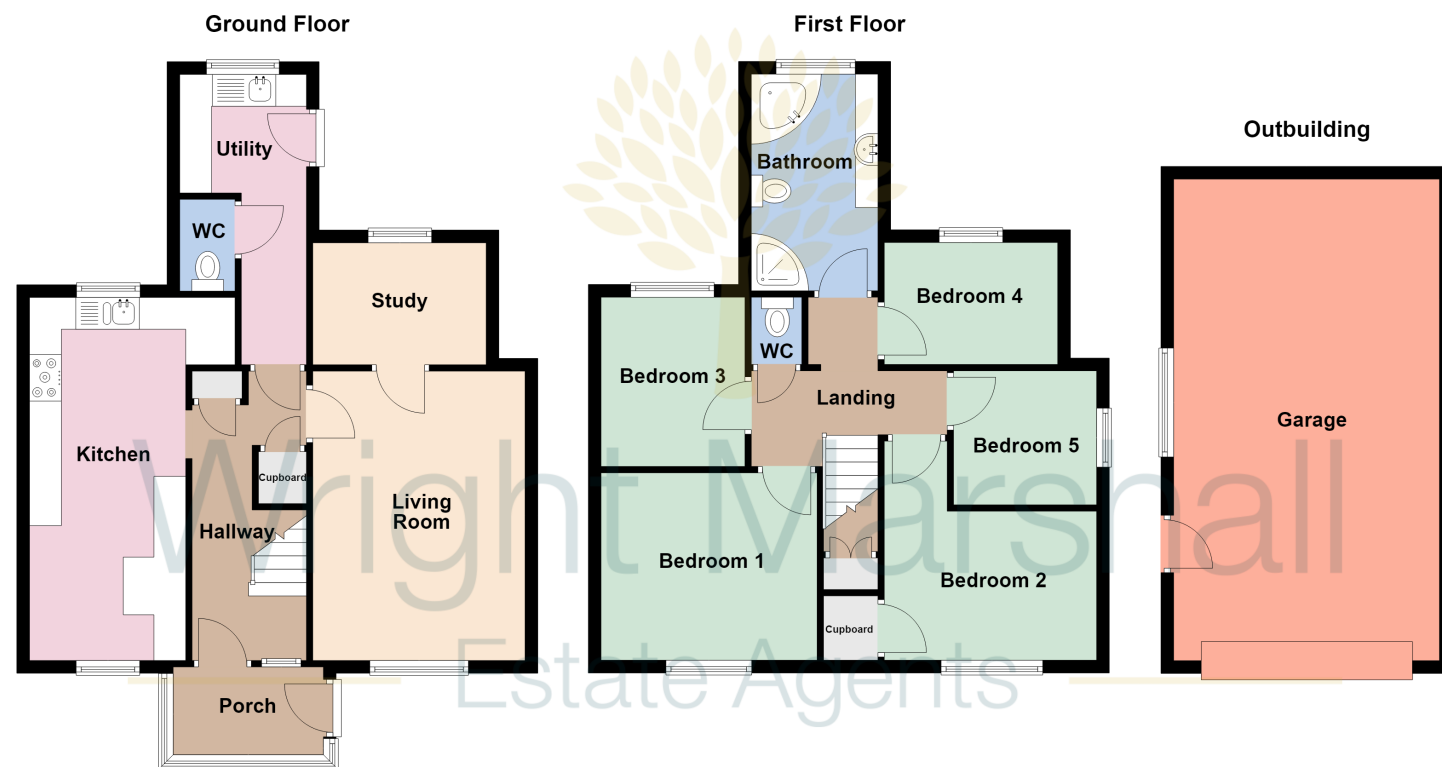




All floorplans provided are for guidance only. Please check all dimensions before making any decisions reliant upon them.
Plan produced using PlanUp.



Located in a popular residential area, this SPACIOUS FIVE BEDROOM SEMI DETACHED HOME comprises a porch, entrance hallway, living room with log burner, fitted kitchen, study, utility room and WC to the ground floor. To the first floor are FIVE BEDROOMS, a family bathroom and a separate WC. The property benefits from AMPLE OFF ROAD PARKING, a DETACHED GARAGE WITH AN INSPECTION PIT, and an enclosed, low maintenance rear courtyard garden with established flower beds, backing onto open fields.

MISREPRESENTATION ACT 1967.

Messrs Wright Marshall for themselves and for the vendors or Lessors of this property, whose agents they are, give notice that:

1. The particulars are set out as general outline only for the guidance of intending purchasers, and do not constitute, nor constitute part of, an offer or contract.
2. All descriptions and references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them.
3. No person in the employment of Messrs. Wright Marshall has any authority to make any representation whatever in relation to this property.

Located in a popular residential area, this SPACIOUS FIVE BEDROOM SEMI DETACHED HOME comprises a porch, entrance hallway, living room with log burner, fitted kitchen, study, utility room and WC to the ground floor. To the first floor are FIVE BEDROOMS, a family bathroom and a separate WC. The property benefits from AMPLE OFF ROAD PARKING, a DETACHED GARAGE WITH AN INSPECTION PIT, and an enclosed, low maintenance rear courtyard garden with established flower beds, backing onto open fields.

Porch

Hallway

Living Room

14'11 x 10'11 (4.55m x 3.33m)
uPVC double glazed window, radiator, log burner and wooden flooring.

Kitchen

18'9 x 8'1 (5.71m x 24.69m)
Two uPVC double glazed windows, fitted wall and base units, five ring gas hob, integral oven, stainless steel double sink and drainer with mixer tap over, integral fridge freezer, plumbing for a dishwasher, two radiators and tiled flooring.

Study

6'4 x 8'11 (1.93m x 2.72m)
uPVC double glazed windows, radiator and tiled flooring.

Utility Room

15' x 6'6 (4.57m x 1.98m)
uPVC door, two double glazed windows, fitted wall and base units, stainless steel sink and drainer with mixer tap over, plumbing for a washing machine and a radiator.

Ground Floor WC

WC, radiator and cupboard housing the combi boiler.

First Floor Landing

Bedroom One

9'8 x 11'7 (2.95m x 3.53m)
uPVC double glazed window, fitted wardrobes, radiator and wooden flooring.

Bedroom Two

7'9 x 10'11 (2.36m x 3.33m)
Double glazed window, built in cupboard, radiator and wooden flooring.

Bedroom Three

8'9 x 7'5 (2.67m x 2.26m)
uPVC double glazed window, radiator and wooden flooring.

Bedroom Four

6'6 x 9'5 (1.98m x 2.87m)
uPVC double glazed window, radiator and wooden flooring.

Bedroom Five

6'10 x 7'9 (2.08m x 2.36m)
uPVC double glazed window, radiator and wooden flooring.

Bathroom

11'2 x 6'10 (3.4m x 2.08m)
uPVC double glazed window, corner bath with mixer tap over, enclosed corner shower cubicle with wall mounted shower fitment, wash basin with mixer tap over, WC with push button flush, double radiator and a ladder style radiator, part tiled walls and wood effect flooring.

WC

Exterior

- Tarmac driveway to the front providing ample off road parking, continuing along the side of the property to provide access to the detached garage at the rear. To the rear is an enclosed, low maintenance paved courtyard garden with established flower beds, a greenhouse and a metal shed benefiting from light and power.

Garage

7.57m x 4.17m (24'10 x 13'8) - Up and over door, uPVC double glazed window, light and power, inspection pit loft space, and a uPVC service door to the side.

