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Plan produced using PlanUp.

MISREPRESENTATION ACT 1967.

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THREE-BEDROOM END-OF-TERRACE property situated in the popular and well-regarded BURBAGE area. The property offers well-proportioned accommodation comprising entrance hallway, spacious living room with bay window, separate dining room, fitted kitchen, three bedrooms and bathroom. Useful cellar space provides additional storage. Externally, the property enjoys a generous rear garden, driveway parking for two vehicles and a detached garage.

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Hallway

uPVC door and two double glazed windows, radiator, and stairs to the first floor.

Living Room

12'2 x 11'11 (3.71m x 3.63m)
uPVC double glazed bay window, electric fireplace, and radiator.

Kitchen

10'3 x 9'4 (3.12m x 2.84m)
uPVC double glazed doors and window, fitted wall and base units with a wood effect worktop over, four ring electric hob, integrated oven, plumbing for a washing machine, and tile effect flooring.

Dining Room

10'10 x 11'11 (3.3m x 3.63m)
uPVC double glazed double doors, electric wall mounted fire, and radiator.

First Floor Landing

uPVC double glazed window and loft access.

Bedroom One

10'10 x 11'11 (3.3m x 3.63m)
uPVC double glazed window, fitted wardrobes, and radiator.

Bedroom Two

12'2 x 11'11 (3.71m x 3.63m)
uPVC double glazed window and radiator.

Bedroom Three

6'6 x 7'2 (1.98m x 2.19m)
uPVC double glazed window and radiator.

Bathroom

6'2 x 7'1 (1.88m x 2.16m)
uPVC double glazed window, P-shaped bath with a wall mounted electric shower fitment over, pedestal wash basin with mixer tap over, WC with push flush, ladder style radiator, tiled walls, and tiled flooring.

Cellar

9'9 x 10'10 (2.97m x 3.3m)
Light and power, along with access to the crawl space.

Garage

14'1 x 8'11 (4.29m x 2.72m)
Up and over garage door, uPVC double glazed windows, and light and power.

Exterior

To the front is a gravelled driveway with parking for two vehicles. To the rear is a generous sized lawned garden with a patio seating area, pond, greenhouse, raised vegetable patches, and established flower beds.

