



This semi-detached home offers a fantastic opportunity for a growing family. Located just a stone's throw away from Oasis Academy, it is perfectly positioned for easy access to local schools and amenities.

The ground floor features a generous sitting/dining room, ideal for family gatherings, along with a modern kitchen and a separate breakfast room. A convenient downstairs W/C adds to the home's practicality. Upstairs, the house offers two double bedrooms, a single bedroom that could easily serve as a study or playroom, and a bathroom that's ready to be refreshed to suit your needs.

To the front of the property, you'll find off-street parking, with a garage providing additional storage. The large back garden is a standout feature, with plenty of open space and mature planting offering a wonderful area for outdoor activities, gardening, or expansion. An outbuilding provides further storage or potential for a home office or workshop.

With its generous layout and excellent outdoor space, this home offers a rare chance to create a dream family home. Offered with no onward chain, it's an opportunity not to be missed.

Sitting/Dining Room 25'11" into recess x 10'8" (7.90 into recess x 3.27)

Kitchen 11'10" x 6'5" (3.62 x 1.97)

Breakfast Room 14'2" x 8'0" (4.32 x 2.45)

Ground Floor Cloakroom

Bedroom One 12'4" x 12'0" (3.77 x 3.68)

Bedroom Two 11'7" x 9'10" (3.55 x 3.01)

Bedroom Three 10'5" x 6'11" (3.18 x 2.11)

Bathroom 6'10" x 6'1" (2.10 x 1.87)

Outbuilding 10'03 x 11'02 (3.12m x 3.40m)

Garage 20'00 x 10'03 (6.10m x 3.12m)

Tenure - Freehold

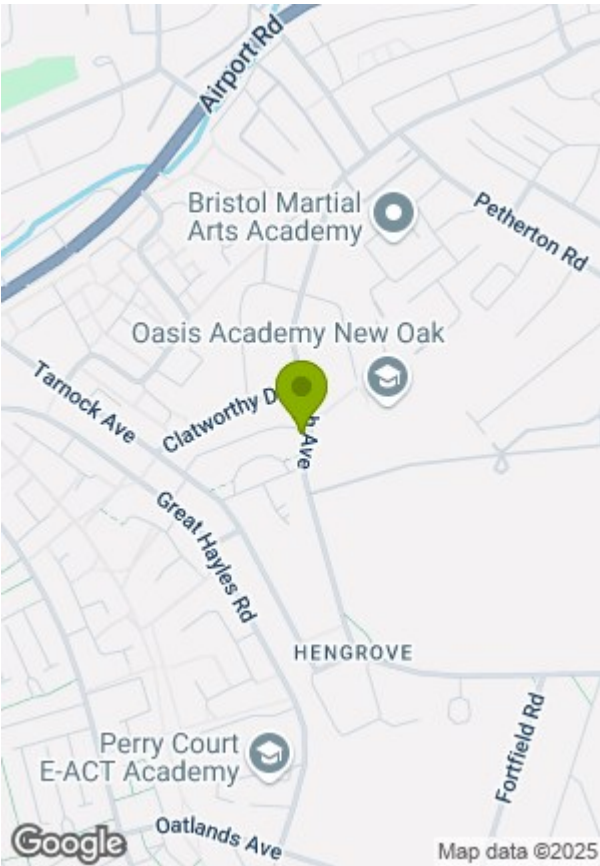
Council Tax Band - C







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Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	

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