



Morden Walk, Stockwood

£260,000

- Energy Rating - C
- Kitchen/Breakfast Room
- Cozy Lounge
- Gas Central Heating
- 3D Virtual Tour!!!
- Two Double Bedrooms
- Perfect For First Time Buyers
- NO ONWARD CHAIN
- Upvc Double Glazing
- Local Amenities

Just off Sturminster Road in Stockwood is this two bedroom home located on Morden Walk. Only a short drive/walk away there are local schools, shops, bus routes and amenities as well as being close to the Stockwood open space nature reserve which is great for enjoying family walks or walking your dog.

With a homely feel throughout this home offers a 22ft kitchen/breakfast room with patio door opening to the rear garden, a lovely lounge with electric fireplace, two double bedrooms on the first, a bathroom with shower over the bath and a separate cloakroom.

This home further benefits from; upvc double glazing, gas central heating, communal parking and a rear garden laid mainly to lawn and stone chippings. This would be perfect for a first time buyer or someone looking to downsize.

Lounge 15'7" x 12'6" (4.76 x 3.82)

Kitchen/Breakfast Room 22'0" x 6'10" (6.71 x 2.09)

Bedroom One 12'8" x 10'7" (3.87 x 3.24)

Bedroom Two 12'9" x 8'10" (3.90 x 2.70)

Bathroom 6'5" x 5'9" (1.98 x 1.76)

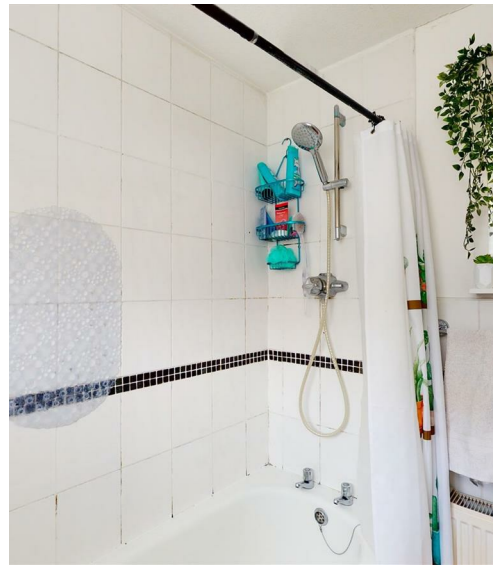
Cloakroom 4'11" x 2'7" (1.50 x 0.80)

Tenure Status - Freehold

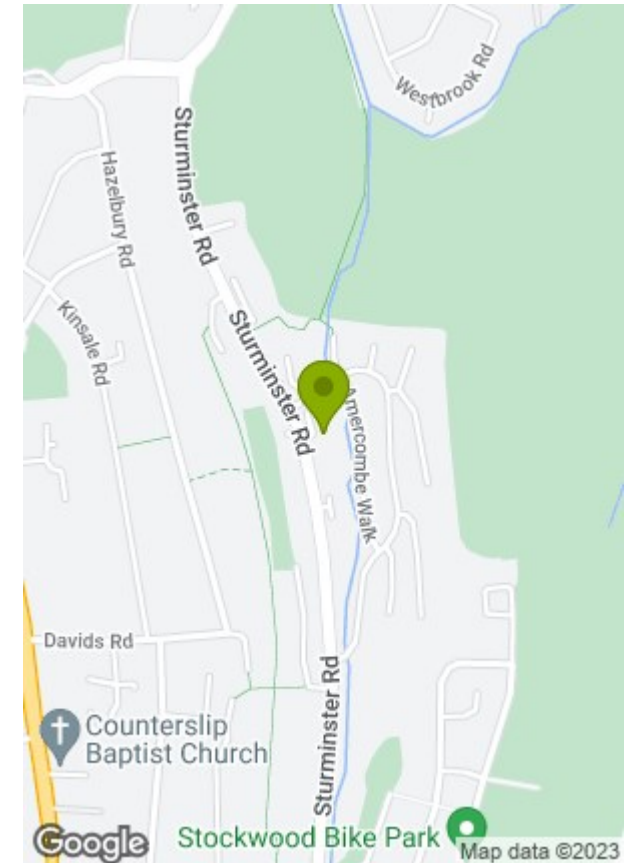
Council Tax Band - B







AWAITING FLOORPLAN



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			85
(81-91) B			
(69-80) C		71	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(82 plus) A			
(61-81) B			
(49-60) C			
(35-48) D			
(21-34) E			
(11-20) F			
(1-10) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

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