



STEVE GRANTHAM
BESPOKE ESTATE AGENT

91 Lower Drayton Lane, Drayton, PO6 2HE
Guide price £350,000





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Drayton, PO6 2HE

- THREE BEDROOMS
- 'COURT LANE' CATCHMENT
- TWO RECEPTION ROOMS
- OPPOSITE DRAYTON PARK
- END OF TERRACE HOUSE
- GARAGE TO REAR
- CONSERVATORY
- VIEWING ESSENTIAL

Presented to a high internal standard, this well-maintained three-bedroom end-of-terrace home is ideally situated in a quiet location overlooking Drayton Park. The property offers spacious and versatile accommodation, including a bright lounge, separate dining room, a modern refitted kitchen, and a conservatory providing additional living space. To the rear, the property benefits from a garage, adding practical storage or parking. An excellent opportunity for buyers seeking a comfortable home in a peaceful yet convenient setting.



Occupying a desirable end-of-terrace position in a quiet setting opposite Drayton Park, this attractive three-bedroom home offers well-proportioned accommodation arranged over two floors and is presented to a high standard throughout.

The ground floor opens into a welcoming entrance hall with stairs rising to the first floor. To the front of the property is a generous sitting room, enjoying excellent natural light and providing a comfortable main living space. To the rear, a separate dining room offers an ideal setting for family meals and entertaining, with direct access into the refitted kitchen. The kitchen is well laid out with ample worktop and storage space and leads through to a conservatory, which provides additional versatile living space with views over the rear of the property and access to the garden area.

On the first floor, the property offers three well-sized bedrooms. The principal bedroom is a spacious double, complemented by a second double bedroom and a third bedroom that would suit a child's room, home office, or guest room. The accommodation is completed by a family bathroom located off the landing.

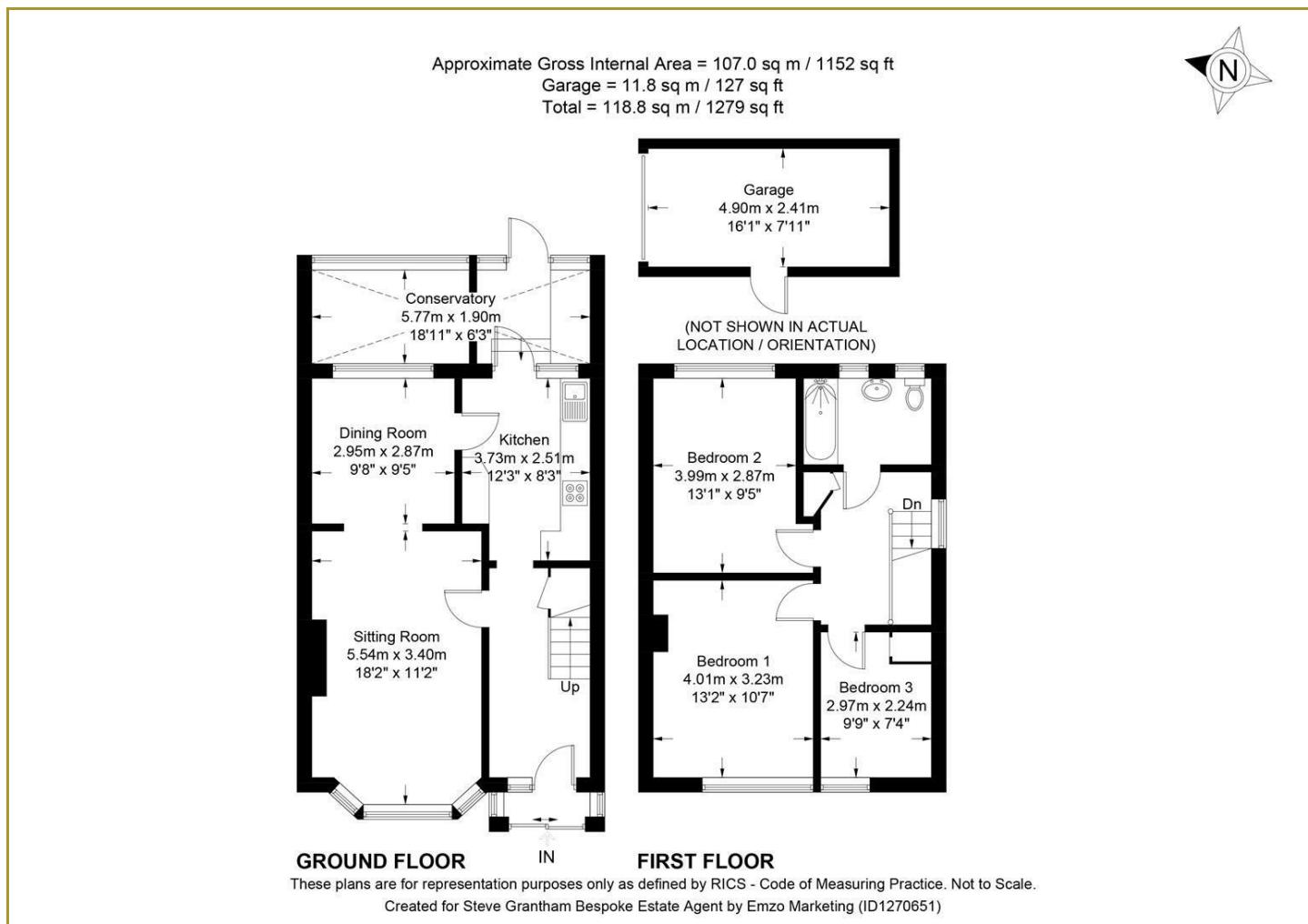
Externally, the property benefits from a garage situated to the rear, providing secure parking or additional storage.

This well-presented home combines practical living space with a sought-after position, within the popular 'Court Lane' school catchment making it an excellent opportunity for families, professionals, or those looking to upsize in a quiet yet convenient area.

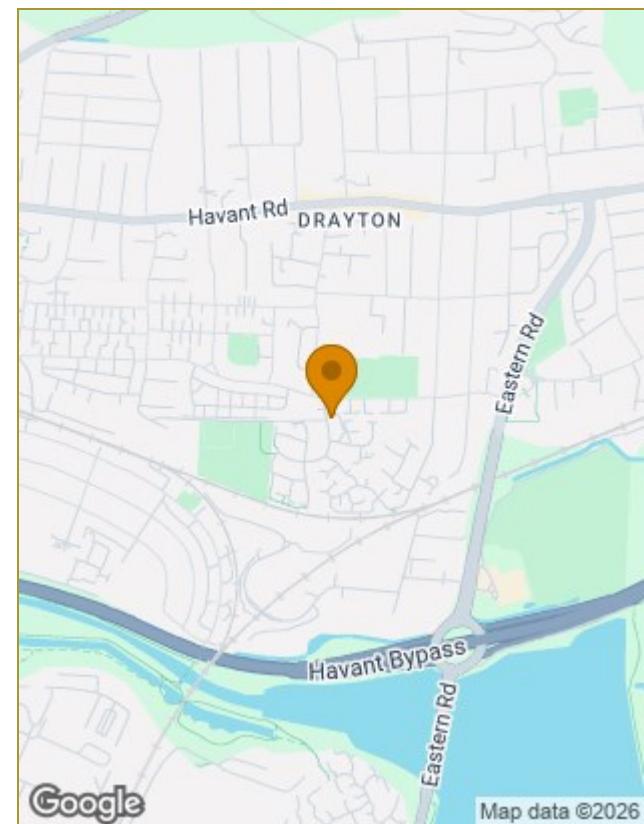




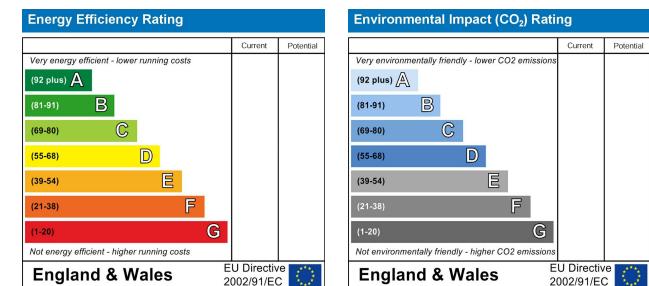
Floor Plans



Location Map



Energy Performance Graph



Viewing

Please contact our Steve Grantham Bespoke Office on 02393 090015 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

