



£150,000

***TWO SPACIOUS BEDROOMS* *END TERRACE* *ENCLOSED GARDEN* *IDEAL FOR FIRST TIME BUYERS* *WELL PRESENTED*
CLOSE TO LOCAL SCHOOLS & AMENITIES *BRIGHT & LIGHT FLOODED LOUNGE* *MODERN BATHROOM***

Townend Estate Agents offer for sale this delightful end terrace, presents an excellent opportunity for first-time buyers seeking a comfortable and inviting home. The property boasts two well-proportioned bedrooms, providing ample space for relaxation and rest. The single reception room is bright and welcoming, perfect for entertaining guests or enjoying quiet evenings in. The heart of the home is the dining kitchen, which offers a lovely space for family meals and gatherings. One of the standout features of this property is the enclosed garden, which provides a private outdoor space for gardening, play, or simply enjoying the fresh air. This garden is a rare find in urban settings and adds significant value to the home. Additionally, the location is highly convenient, with local schools and amenities just a stone's throw away. This makes it an ideal choice for families or those looking to settle in a community-oriented neighbourhood. This property is ideal for first time buyers and young families, don't miss the opportunity to make this property your home.

Ask us about...

AUCTION

CONVEYANCING

MORTGAGES

SURVEYS



These particulars do not form part of any contract and no statements are made without any responsibility on the part of their clients. Applicants must investigate for themselves that statements are correct and no agent whether the partner or employee has the authority to make any representation or warranty whatsoever in respect of this property.

IMPORTANT NOTICE: WHILST WE ENDEAVOUR TO MAKE OUR SALES DETAILS ACCURATE AND RELIABLE, THEY SHOULD NOT BE RELIED ON AS STATEMENTS OR REPRESENTATIONS OF FACT AND DO NOT IN ANY WAY CONSTITUTE A CONTRACT. PROSPECTIVE PURCHASERS SHOULD SATISFY THEMSELVES THAT DIMENSIONS ARE CORRECT AND THAT MAINS SERVICES ARE OPERATIONAL.

Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO ₂ emissions	Current	Potential
(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		
		63			79
England & Wales EU Directive 2002/91/EC			England & Wales EU Directive 2002/91/EC		

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