



£210,000

*** NEW PRICE* *TWO BEDROOMS* *MODERN END TOWNHOUSE* *MASSIVE POTENTIAL TO EXTEND AT SIDE & REAR* *QUIET CUL-DE-SAC* *IDEAL FOR FIRST TIME BUYERS* *FANTASTIC SPACIOUS SUNTRAP GARDENS* *DRIVEWAY PARKING* *DETACHED GARAGE* *CLOSE TO LOCAL SCHOOLS & AMENITIES***

Townend Estate Agents offer for sale this TWO BEDROOM modern end-Townhouse property with large gardens. Located on a quiet cul-de-sac in a popular residential area. Close to a variety of amenities at Five Lane Ends and Eccleshill Village, as well as being well placed for excellent local schools, this property is ideal for first time buyers, families or those looking to downsize. Landlords will also see the potential here, with potential rental returns of around £950pcm.

The discerning viewer will also note the fantastic potential to extend this property to the side & rear (subject to planning) without compromising on garden space. Benefitting from gas central heating (recently installed boiler), UPVC double glazing, driveway parking and fantastic suntrap garden this isn't one to be missed.

The property comprises briefly: Entrance, Lounge, Kitchen-Diner fitted with a range of base & wall units. Upstairs are TWO double bedrooms and the house bathroom. Externally is a spacious suntrap garden with stunning manicured lawn and seating areas. To the front is lawned garden, ample driveway parking. Detached garage. The whole property has a fantastic concrete boundary fence, creating a fully enclosed outdoor to enjoy.

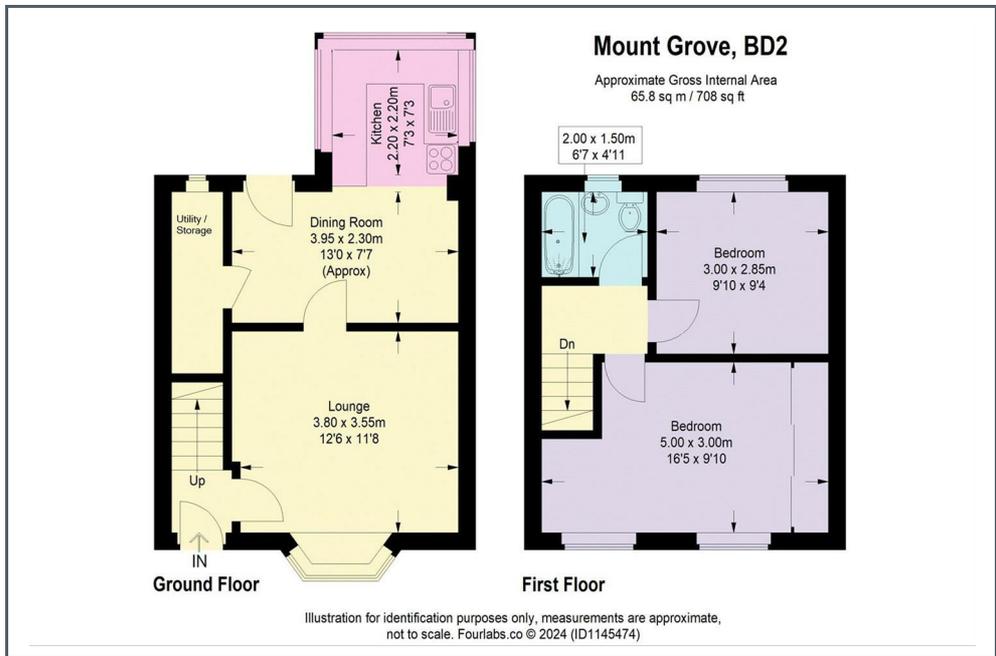
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These particulars do not form part of any contract and no statements are made without any responsibility on the part of their clients. Applicants must investigate for themselves that statements are correct and no agent whether the partner or employee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

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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
88	68	A	D

EU Directive 2002/91/EC

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