



£179,950

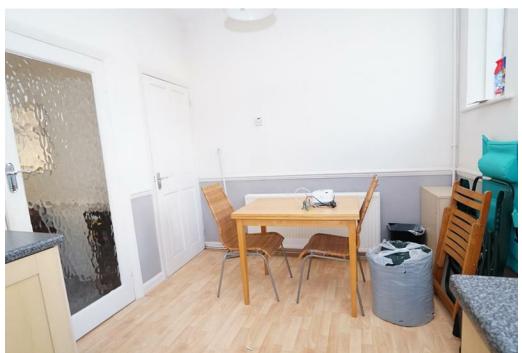
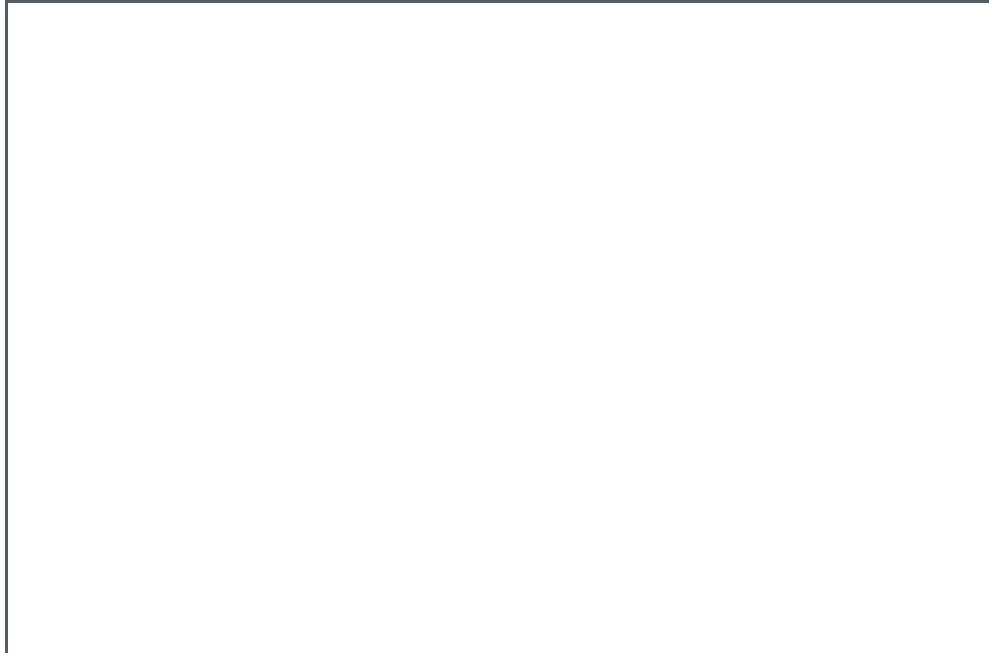
NO CHAIN* *TWO BEDROOMS* *JUST A SHORT STROLL TO APPERLEY BRIDGE* *GARDEN* *POPULAR LOCATION* *CLOSE TO LOCAL SCHOOLS & AMENITIES* *IDEAL FOR FIRST TIME BUYERS & FAMILIES* *AMPLE ON STREET PARKING

Townend Estate Agents offer for sale this Stone Built, TWO BEDROOM terraced property. Located in a popular residential area, close to a variety of amenities in Idle Village & Apperley Bridge, with its train station, marina, canal & riverside walks. With excellent local schools nearby this property is perfect for first time buyers and families alike. Benefiting from two double bedrooms, gas central heating, being recently re-roofed, modern bathroom along with ample on street parking and rear garden, this isn't one to be missed.

The property comprises briefly: Entrance, Lounge, Kitchen-Diner. Upstairs are two bedrooms and the modern house bathroom. Ample on street parking to the front along with a pleasant gated courtyard garden to the rear.

Ask us about....





Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs (82 plus)		A	84
(81-91)	B		
(69-80)	C		
(55-68)	D		
(29-54)	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	
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

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 OR 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.

Townend Estate Agents

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