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sales & lettings





A spacious and attractive semi detached bungalow occupying a delightful cul-de-sac within this highly sought after area of East Herrington. Internally the accommodation includes an entrance vestibule, hall, a spacious 25ft lounge/diner, a kitchen/diner, a bedroom and shower room/wc. There is a fixed staircase from the kitchen/diner leading up to a superb loft space with two areas. The property is warmed by ducted air heating, double glazing, driveway, garage and gardens to the front and rear. This popular location is close to local amenities and provides excellent links to major road connections. With immediate vacant possession and no upper chain involved, early viewing is essential.

MAIN ROOMS AND DIMENSIONS

Ground Floor

Access via double glazed entrance door.

Entrance Vestibule

Inner door leading through to hall.

Reception Hall

Walk in storage cupboard.

Lounge/Diner 25'7" x 10'11"



Enjoying a dual aspect with double glazed window to front, double glazed door to rear along with a double glazed picture window to rear.

Kitchen/Diner 15'4" x 9'8" extending to 13'0"



Wall and base units with work surfaces over incorporating 1 1/2 bowl sink and drainer unit, integrated appliances include an oven and hob, space for fridge freezer and washing machine, double glazed window to rear, door to side and a staircase leading up to the loft space.

Bedroom 9'10" x 10'2"



Double glazed window to front.

Shower Room



Modern suite with low level WC with concealed cistern, washbasin set into vanity unit and a step in shower cubicle with electric shower, double glazed window.

Loft Space

With doors leading off to two loft areas.

Area 1 14'5" x 13'1"



Approximate measurement into dormer with a double glazed dormer window to the rear and useful built in cupboards into the eaves.

Area 2 8'6" x 6'5" not including recess



Double glazed dormer window to the side, built in cupboards and drawer units.

Outside



Lawned garden to the front with a long driveway providing off street parking and access to single garage, whilst to the rear there is a garden with lawn, patio and planted borders.

Council Tax Band

The Council Tax Band is Band C.

Tenure Freehold

We are advised by the Vendors that the property is

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MAIN ROOMS AND DIMENSIONS

Freehold. Any prospective purchaser should clarify this with their Solicitor.

Important Notice - Particulars

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Please note that in the event the purchaser uses the services of Peter Heron Conveyancing in the purchase of their home, Peter Heron Ltd will be paid a completion commission of £210.00 by Movewithus Ltd.

Fawcett Street Viewings

To arrange an appointment to view this property please

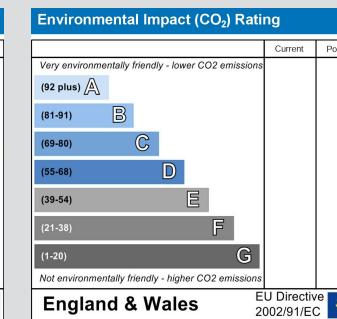
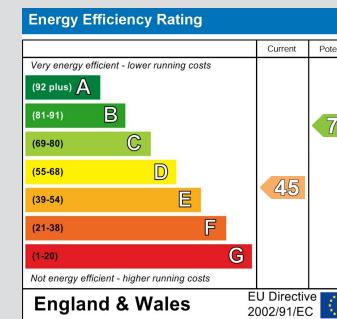
contact our Fawcett Street branch on 0191 510 3323 or book viewing online at peterheron.co.uk

Opening Times

Monday to Friday 9.00am - 5.00pm Saturday 9.00am - 12noon

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