



Well presented ground floor apartment with generous rooms  
Lounge  
kitchen  
Two bedrooms  
White modern bathroom suite  
Great rear garden  
Combi gas Heating  
PVC double glazing  
Recently decorated and high fibre broadband installed  
Minutes to school, bus stops and shops

**Entrance hall**

Built in storage

**Lounge**

Laminate wood flooring. Wall mounted electric fire

**Kitchen**

Good range of high and low level units. Space for appliances and plumbed for utilities. Ample room for table. Door to rear garden

**Bedroom 1**

Built in storage

**Bedroom 2**

Laminate wood flooring. Another good size room

**Bathroom**

White suite comprising low flush WC, Vanity sink unit, panelled bath with thermostatically controlled telephone shower head

**Outside**

This makes this apartment shine. Great garden - paved patio with seating space leading to a length well maintained lawn. Coal and store shed both have electric. Bordered by plants and shrubs this feels private, mature and peaceful.

PLEASE NOTE: We have not tested any appliances or systems at this property. Every effort has been taken to ensure the accuracy of the details provided and the measurements and information given are deemed to be accurate however all purchasers should carry out necessary checks as appropriate and instruct their own surveying/ legal representative prior to completion.



