

14 Dunraven Park

Dunraven, BT5 5LF

Cowley



Price: OA £115,000

Semi detached villa with garden area to front and rear.

- Attractive lounge
- Fitted kitchen with breakfast bar
- Rear porch with bathroom off
- 3 Bright bedrooms
- Oil fired central heating
- PVC double glazed windows
- Private area to rear incorporating covered store

An ideal starter home or investment opportunity situated in this most sought after area off Bloomfield. We would recommend viewing to appreciate its full potential.

ENTRANCE HALL: PVC front door.

LOUNGE: 11'7" x 9'10"



KITCHEN: 8'4" x 6'1" range of fitted high and low level units, breakfast bar, part tiled walls, tiled floor, pine ceiling.



REAR HALLWAY

BATHROOM:

Paneled bath, pedestal wash hand basin, low flush w.c., fully tiled walls, tiled floor, pine ceiling. Storage under stairs.



FIRST FLOOR

BEDROOM 1:

9'2" x 8'7" built in robes and cupboard.



BEDROOM 2:

11'3" x 5'6"

BEDROOM 3:

8'4" x 6'3"



OUTSIDE:

Enclosed yard, covered store, plumbed for washing machine. Oil fired boiler, oil tank.



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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		62 D
39-54	E		
21-38	F	33 F	
1-20	G		



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