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APEX
PROPERTY AGENCY

FOR SALE
71 MARKVILLE
BLEARY
BT63 5SZ



Three bedroom semi detached bungalow
OFFERS AROUND £149,950
Viewing strictly by appointment only



Number 71 is a fantastic three bedroom semi detached bungalow situated in Markville, Bleary. This superb spacious property enjoys an excellent position, situated close to schools, shops and all local amenities. This fantastic home offers bright and spacious accommodation comprising hallway, living room, kitchen with integrated appliances, three well appointed bedrooms and family bathroom. Fully enclosed rear garden laid in lawn with paved patio surrounded by hedging. Spacious tarmac driveway providing ample off street parking and single garage. This superb bungalow will appeal to a wide range of viewers and therefore early viewing via the selling agent is highly recommended in order to fully appreciate what this excellent home has to offer.

ACCOMMODATION

HALLWAY:

White entrance door with glazed side panels leading to hallway, two double panel radiators and laminate flooring.



LIVING ROOM:

17' 6" x 10' 7" (5.33m x 3.23m) (At furthest points)

Front aspect living room with electric fire inset in feature fireplace, two double panel radiators, vertical blinds and laminate flooring.





KITCHEN/DINING:

15' 2" x 10' 6" (4.62m x 3.2m)

An excellent range of high and low level cupboards and drawers, single stainless steel sink bowl and drainer, integrated oven and hob with pull out extractor fan above. Space for washing machine and under counter fridge or freezer. Two built in cupboards, part tiled walls, double panel radiator and laminate flooring. Space for table and chairs.



BATHROOM:

6' 8" x 6' 2" (2.03m x 1.88m)

Three piece white suite comprising curved shower cubicle with electric shower and sliding glazed panels, pedestal wash hand basin and wc. Tiled walls and flooring, chrome towel radiator and roofspace access.



BEDROOM (1):

10' 7" x 10' 7" (3.23m x 3.23m)

Front aspect double bedroom, single panel radiator, vertical blinds and carpet flooring.



BEDROOM (2):

11' 7" x 10' 0" (3.53m x 3.05m)

Side aspect double bedroom with built in wardrobe, single panel radiator, vertical blinds and laminate flooring.



BEDROOM (3):

10' 2" x 8' 8" (3.1m x 2.64m)

Rear aspect single bedroom, single radiator and carpet flooring.



OUTSIDE:

Fully enclosed rear garden laid in lawn surrounded by mature trees. Border wall with metal gate separating paved patio and lawn. Concrete ramp with metal rail and water tap. Access to garage, metal gate leading to side of property. Front garden laid in lawn with trees and shrubs. Paved ramp with metal handrail leading to front of property. Tarmac driveway providing ample off street parking leading to single garage.



GARAGE:

22' 2" x 11' 2" (6.76m x 3.4m)

Attached single garage with up and over door. Light and power. Houses oil fired central heating boiler. Side door leading to rear garden.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		71 C
55-68	D	56 D	
39-54	E		
21-38	F		
1-20	G		

EPC Certificate Number: 5535-5829-7400-0313-5296

SPECIAL FEATURES:

- Superb three bedroom semi detached bungalow approx. 1001 sq. ft.
- Front aspect bright and spacious living room with electric fire inset in feature fireplace
- Kitchen with integrated oven and hob
- Three well appointed bedrooms
- Three piece family bathroom
- Oil fired central heating
- Fully enclosed rear garden laid in lawn surrounded by hedging
- Tarmac driveway providing ample parking for numerous vehicles
- Single garage
- Much sought after location of Markville, Bleary
- Close to schools, shops and all local amenities
- Rates: £808.72
- EPC - D

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