





Located within the CONSERVATION AREA of the City centre is this wonderfully updated and cared for THREE/FOUR BEDROOM VICTORIAN HOME, which offers living space of OVER 1200 SQFT. VIEWING IS HIGHLY RECOMMENDED to appreciate this wonderful property, and all it has to offer.

Asking Price: £850,000

The property has been extended and is arranged to offer fantastic versatile accommodation spanning over three floors. There are separate reception rooms including, a superb bay fronted lounge and a lovely open kitchen with bi-folding doors that overlooks the home's well-landscaped garden.

To the first floor, there are two well-proportioned rooms, a study which could also be used as a fourth bedroom and a family bathroom. On the second floor there is a further bright and spacious bedroom and shower room.

Externally lays a pretty, sizeable rear garden and to the front a walled garden space.





Entrance Hall

Living Room 3.41m x 3.35m (11'2" x 11').

Dining Room 3.52m x 3.47m (11'7" x 11'5").

Kitchen 4.42m x 3.34m (14'6" x 10'11").

Bedroom 1 4.31m x 3.41m (14'2" x 11'2").

Bedroom 2 3.34m x 2.38m (10'11" x 7'10").

Bedroom 3 2.70m x 1.74m (8'10" x 5'9").

Bathroom

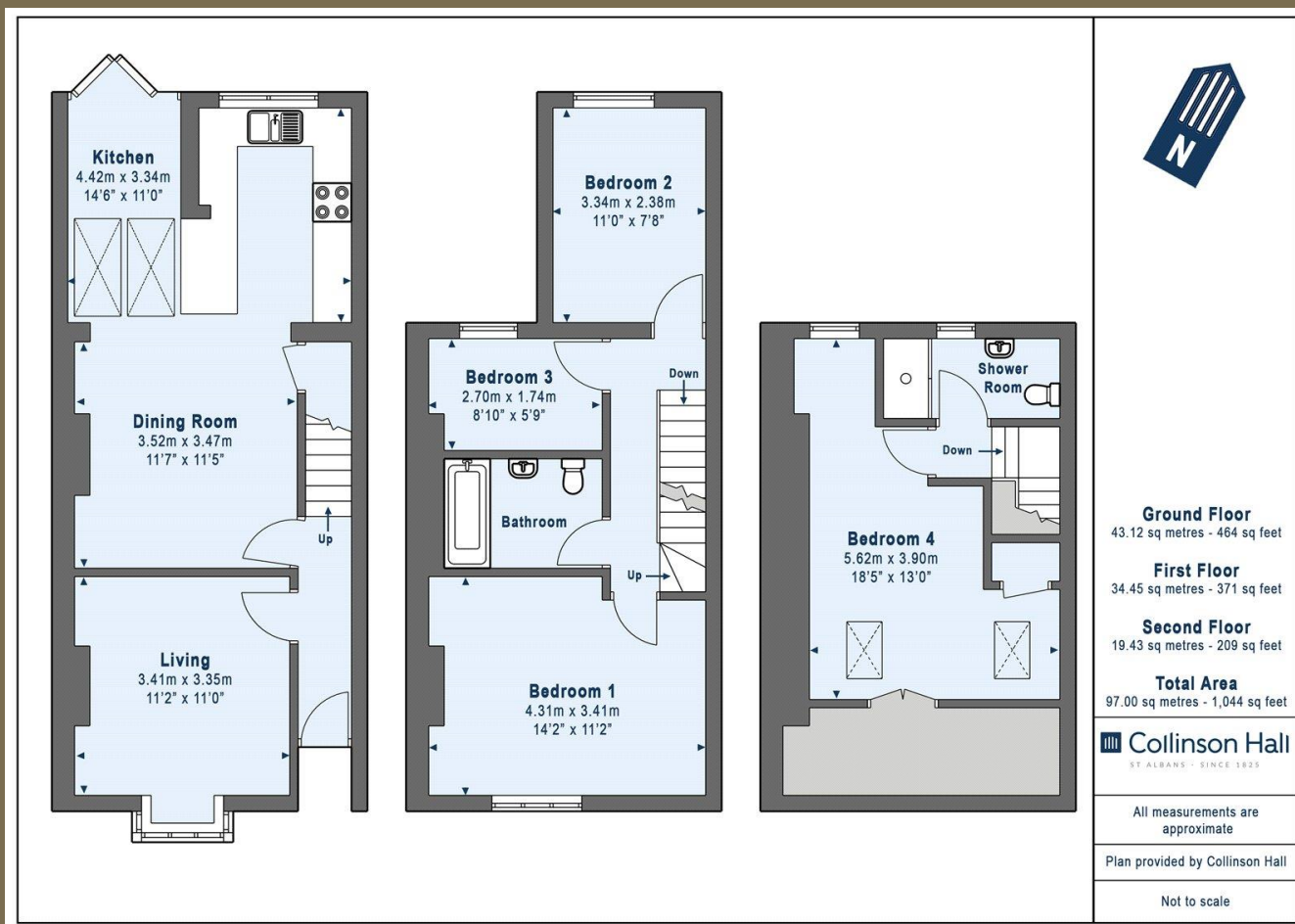
Bedroom 4 5.62m x 3.90m (18'5" x 12'10").

Shower Room

Garden







PLEASE NOTE

These particulars do not constitute an offer or contract in whole or in part. Please note that these details have been prepared for prospective purchasers as a general guide. We have endeavoured to be accurate in their preparation, but any intending purchaser should not rely on them as statements or representations of fact. In respect of the floor plans, these are for illustrative purposes only and room sizes are approximate and rounded: they are taken between internal wall surfaces and therefore may include cupboards/shelves, etc. No responsibility is taken for any error. Accordingly they should not be relied upon for carpets and furnishings. The services, systems and appliances at the property have not been tested and no guarantee as to their operability or efficiency can be given.



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