



For Sale

Freehold

Takely End, Kingswood, Offers Invited £255,000

NEWLY REDUCED! SOUGHT AFTER LOCATION FOR TOWN, HOSPITAL ETC., BEING OFFERED WITH NO ONWARD CHAIN THIS GOOD SIZED 3 BEDROOM HOUSE IN NEED OF REFURBISHMENT. UPVC DOUBLE GLAZED, GAS CENTRAL HEATING (UNTESTED), ATTRACTIVE LOUNGE, GOOD SIZED KITCHEN DINER, APPROXIMATELY 40 FOOT REAR GARDEN OFFERS CONSIDERED. FREEHOLD. EPC RATING: D

ENTRANCE HALL

UPVC double glazed entrance hall with double glazed side light to neat entrance hall with radiator.

LOUNGE

16'6 into bay x 11'4 with UPVC double glazed bay window. Stone fire place with coal effect gas fire and back central heating boiler (not tested).

KITCHEN/DINER

'L' shaped kitchen/diner measuring 14'5 x 12 narrowing to 7'2" with range of units comprising base units with drawers and cupboards beneath. Range of wall cupboards (all in need of refitting). Plumbing for washing machine, space for cooker. UPVC double glazed window, UPVC sliding patio doors to garden. Coved Cornice to ceiling, meter and storage cupboard, part tiled walls.

STAIRCASE

From hall to neat first floor landing with access to loft.

BEDROOM 1

11'10" x 12'2" narrowing to 10' 2" with UPVC double glazed window

BEDROOM 2

12' 10" x 8'10" with UPVC double glazed window. Airing cupboard with copper cylinder and immersion heater. Built-in double wardrobe, cupboard, radiator

BEDROOM 3

8'7" x 7'9" with UPVC double glazed window. Fitted double wardrobe, cupboard

BATHROOM

Panel bath, hand basin with cupboard beneath. UPVC double glazed window, part tiled walls. Separate low flush WC.

FRONT GARDEN

There is a small open plan front garden laid to lawn

REAR GARDEN

Approximately 40' in length with paved patio lawn etc. Shared tunnel sideways.