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Ashley Way, Westone, NN3 3EB

£235,000 Bungalow

2 1 2



**Platinum Trusted
Service Award**

Based on service ratings
over the past year

feefo

Department: Sales

Tenure: Freehold



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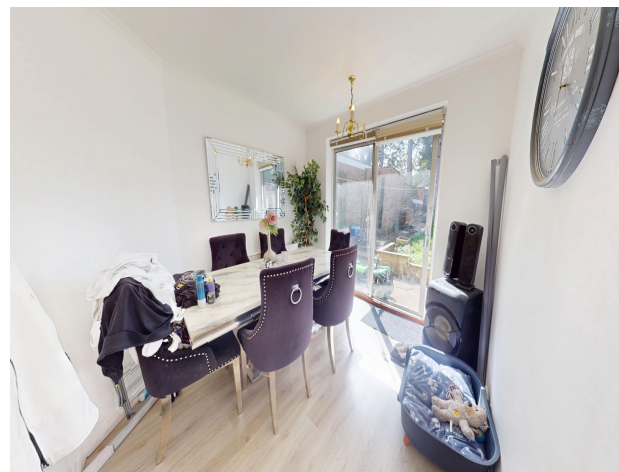


Property Summary

Jackson Grundy are delighted to bring to the market this two bedroom semi detached bungalow situated in the ever popular Westone development.

Features & Utilities

- ✓ No Chain
- ✓ Two Bedroom Bungalow
- ✓ Off Road Parking
- ✓ Private Westerly Garden
- ✓ Refitted Shower room
- ✓ New Combination Boiler



Property Overview

Jackson Grundy are delighted to bring to the market this two bedroom semi detached bungalow situated in the ever popular Westone development. In brief the property comprises entrance hall, kitchen, dining room, two bedrooms and shower room. To the rear is an enclosed garden with patio area and the front provides off road parking. Early viewings are highly recommended, please call to arrange an internal inspection. EPC: TBC Council Tax Band: C

ENTRANCE PORCH

Obscure double glazed entrance door. Obscure glazed door to:

ENTRANCE HALL

Access to loft space. Radiator. Doors to:

LOUNGE 4.01m x 3.17m (13'2" x 10'5")

Double glazed bay window to front elevation. Coving. Television point.

KITCHEN 2.82m x 2.39m (9'3" x 7'10")

Double glazed window to side elevation. Wall and base units with roll top work surfaces over. Single bowl stainless steel sink and drainer. Space and plumbing for white goods. Tiling to splash back areas. Vinyl flooring. Obscure double glazed door to side elevation. Door to:

DINING ROOM

Double glazed sliding patio doors to rear garden. Radiator. Coving.

SHOWER ROOM

Obscure double glazed window to side elevation. Three piece suite comprising shower cubicle, wall mounted wash hand basin with vanity unit below and low level WC. Tiled walls.

BEDROOM ONE 3.94m x 3.17m (12'11" x 10'5")

Double glazed window to rear elevation. Radiator. Coving. Fitted wardrobes and drawers.

BEDROOM TWO 2.26m x 2.87m (7'5" x 9'5")

Double glazed window to front elevation. Radiator. Coving.

OUTSIDE

FRONT GARDEN

Mainly laid to concrete and paving providing off road parking. Bedded shrubs. Side access gate.

REAR GARDEN

Private westerly facing garden, mainly laid to lawn with paved patio area. Bedded borders throughout housing a variety of plants, shrubs and trees. Brick shed. Two timber sheds. Side access gate. Enclosed by a mixture of stone wall and timber panelled fencing

MATERIAL INFORMATION

Type – Bungalow

Age/Era – Ask Agent

Tenure – Freehold

Ground Rent – Ask Agent

Service Charge – Ask Agent

Council Tax – Ask Agent

EPC Rating – E

Electricity Supply – Mains

Gas Supply – Mains

Water Supply – Mains

Sewerage Supply – Mains

Broadband Supply – Ask Agent

Mobile Coverage – Depends on provider

Heating – Central Heating, Gas Central Heating, Gas Heating

Parking – Off-street, Driveway

EV Charging – Ask Agent

Accessibility – Ask Agent

Coastal Erosion Risk – Ask Agent

Flood Risks – Has not flooded in the last 5 years, No flood defences

Mining Risks – Ask Agent

Restrictions – Ask Agent

Obligations – No restrictions, No private right of way, No Public right of way, No easements/servitudes/wayleaves

Rights and Easements – Ask Agent

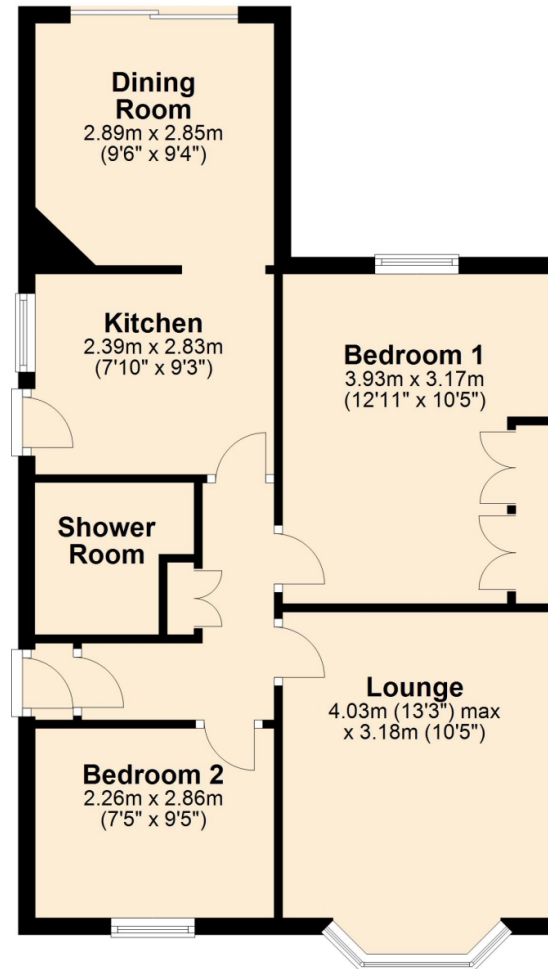
AGENTS NOTES

i Viewings by appointment only through us ii These particulars do not form part of any offer or contract and should not be relied upon as statements or representation of fact. They are not intended to make or give representation or warranty whatsoever in relation to the property and any intending purchaser or lessee should satisfy themselves by inspection or otherwise as to the correctness of the same iii Photographs illustrate parts of the property as were apparent at the time they were taken iv Any areas, measurements, distances or illustrations are approximate for reference only v We have not tested the appliances, services and specific fittings, an intending purchaser must satisfy himself by inspection by independent advice and/or otherwise to this property.

Floorplan

Ground Floor

Approx. 55.8 sq. metres (600.4 sq. feet)



Total area: approx. 55.8 sq. metres (600.4 sq. feet)



Thank you for your interest

Feel free to contact us or submit a viewing request. Our dedicated property experts are available and ready to assist you.

www.jacksongrundy.com

Jackson Grundy Estate Agents is a division of Jackson Grundy Ltd
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