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Cunningham Close, Southbrook, NN11 4JN

£170,000 Terraced

3 1 1



**Platinum Trusted
Service Award**

Based on service ratings
over the past year

feefo

Department: Sales

Tenure: Freehold





Property Summary

Offered to the market with NO ONWARD CHAIN is this three bedroom, terraced home. Benefitting from spacious accommodation throughout and located on the edge of Southbrook, close to the town centre and amenities.

Features & Utilities

- ✓ Three Bedrooms
- ✓ Terrace House
- ✓ No Onward Chain
- ✓ Rare Opportunity To Renovate
- ✓ Well Proportioned Accommodation Throughout
- ✓ Ideal For First Time Buyers & Investors Alike
- ✓ uPVC Double Glazed Throughout
- ✓ Close To Local Amenities
- ✓ Gas Radiator Heating
- ✓ Low Maintenance Rear Garden

Property Overview

Offered to the market with NO ONWARD CHAIN is this three bedroom, terraced home. Benefitting from spacious accommodation throughout and located on the edge of Southbrook, close to the town centre and amenities. The accommodation comprises entrance porch, hall, lounge and kitchen/dining room. To the first floor are three bedrooms and a family bathroom. The outside of the property offers front and rear gardens. EPC Rating: TBC. Council Tax Band: A

HALLWAY

Entrance via composite door. Stairs to first floor. Radiator.

LOUNGE 4.50m x 3.19m (14'9 x 10'5)

uPVC double glazed window to front elevation. Radiator.

DINING ROOM 3.11m x 2.65m (10'2 x 8'8)

uPVC double glazed window to rear elevation. Single door to garden. Radiator.

KITCHEN 3.77m x 2.19m (12'5 x 7'2)

uPVC double glazed window to rear elevation. Under-stairs storage space. Space for white goods. A range of base and wall units. Sink.

FIRST FLOOR LANDING

Radiator. Boiler cupboard. Access to bedrooms and bathroom. Access to loft space.

BEDROOM ONE 4.49m x 2.63m (14'9 x 8'8)

uPVC double glazed window to front elevation. Radiator.

BEDROOM TWO 3.58m x 2.63m (11'9 x 8'8)

uPVC double glazed window to rear elevation. Radiator.

BEDROOM THREE 2.98m x 2.20m (9'9 x 7'2)

uPVC double glazed window to front elevation. Radiator. Storage cupboard.

BATHROOM

uPVC obscure double glazed window to rear elevation. Suite comprising WC, bath with shower over and wash hand basin. Full height tiling.

OUTSIDE

FRONT GARDEN

Disabled ramp access. Mainly laid to lawn.

REAR GARDEN

Generous decking space. Low maintenance garden. Storage shed.

MATERIAL INFORMATION

Electricity Supply – Mains Connected

Gas Supply – Mains Connected

Electricity/Gas Supplier – <https://www.ofgem.gov.uk/information-consumers/energy-advice-households/finding-your-energy-supplier-or-network-operator>

Water Supply – Mains Connected

Sewage Supply – Mains Connected

Broadband – <https://www.openreach.com/fibre-checker>

Mobile Coverage – <https://checker.ofcom.org.uk/en-gb/mobile-coverage>

Solar PV Panels – No

EV Car Charge Point – No

Primary Heating Type -Gas Radiators

Parking – No

Accessibility – N/a

Right of Way – No

Restrictions – N/a

Flood Risk – <https://flood-map-forplanning.service.gov.uk/>

Property Construction – Ask Agent

Outstanding Building Work/Approvals – Ask Agent

DRAFT DETAILS

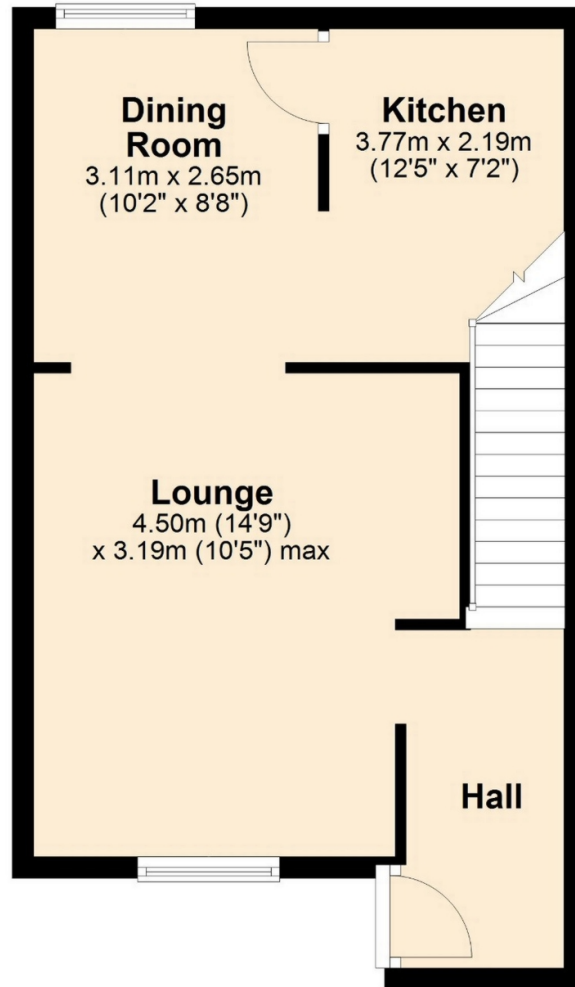
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AGENTS NOTES

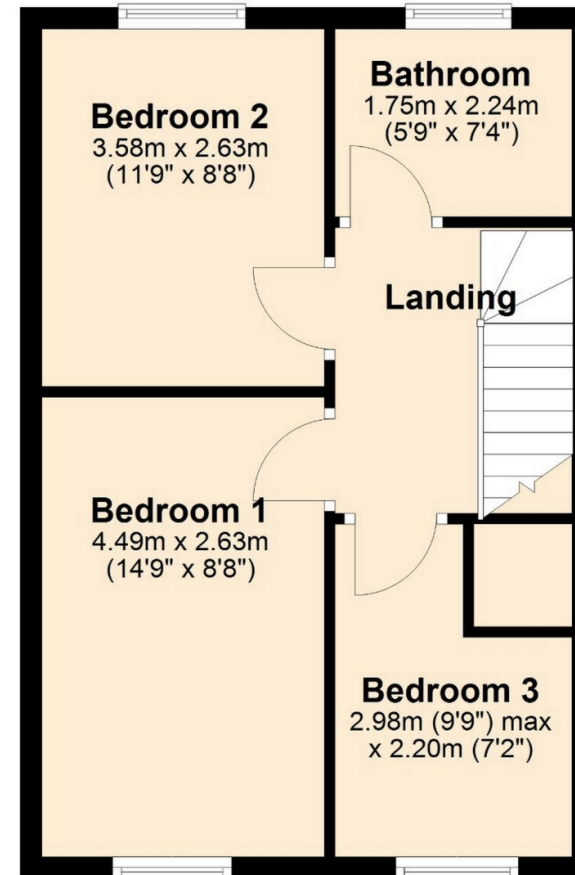
i Viewings by appointment only through Jackson Grundy ii These particulars do not form part of any offer or contract and should not be relied upon as statements or representation of fact. They are not intended to make or give representation or warranty whatsoever in relation to the property and any intending 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



First Floor





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.

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