



Kingswood Chase, Leigh on sea

MAKE THIS YOUR OWN: Castle Estate Agents are pleased to offer for sale this 3 bedroom semi-detached house set in this ideal location opposite Bonchurch park in need of some modernization within walking distance to local shops, all bus routes, Leigh Broadway, bars, restaurants, sea front and station.

- 3 Bedrooms
- 2 Receptions
- Approx 80ft rear garden
- Off street parking
- Part glazed
- Semi- Detached
- Conservatory
- West facing garden
- Gas central heating
- Opposite Bonchurch park

£325,000 Freehold

Front aspect

Block paved off street parking times 1 car, Large yucca tree, hardwood front door with frosted leaded stained glass inset leading to:

Inner hallway

Doors to all rooms, picture rail, 2 x under stair cupboards, striped wood flooring, dado rail, radiator, power points, tv point.

Lounge 16'3" by 11'2" (4m 95cm x 3m 40cm)

Hardwood bay window with leaded stained glass uppers to the front aspect, dado rail, radiator, striped wood flooring, power points, tv point, feature fire place with wood surround, marble hearth, plinth and cast iron place inset.

Dining room 16'3" by 9'9" (4m 95cm x 2m 97cm)

Double glazed windows and French doors set in a bay, coving, radiator, striped wood flooring, open fire place.

Kitchen 9'9" by 6'8" (2m 97cm x 2m 3cm)

Door and window to the conservatory, eye level and base level units, Granite roll top work surfaces, inset stainless steel sink with mixer taps, 4 ring ceramic hob with under oven and over extractor fan, coving, spot lights, tiled splash backs, tiled flooring, power points, built in fridge and freezer.

Conservatory 9'3" by 7'5" (2m 82cm x 2m 26cm)

Double glazed windows and door to the rear aspect, tiled flooring.

First floor landing

Doors to all rooms, loft access, hardwood frosted leaded window to the side aspect, storage cupboard, picture rail, striped wood flooring.

Bedroom 1 16'6" by 10'2" (5m 3cm x 3m 10cm)

Hardwood bay window with leaded uppers to the front aspect and views over park, power points, coving, radiator, striped wood flooring.



Whilst we endeavour to make our sales particulars as accurate and reliable as possible, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. The mention of any appliances and/or services in these details does not imply that these are in full and efficient working order or have been inspected by ourselves. Please be advised that some of the particulars may be awaiting vendor approval. Please contact us should you have any queries and we will try our utmost to assist.

Bedroom 2 13'1" by 9'5" (3m 99cm x 2m 87cm)

Hardwood bay window to the rear aspect , power points, coving, radiator, striped wood flooring, storage cupboard.



Bedroom 3 9'4" by 6'7" (2m 84cm x 2m 1cm)

Hardwood window to the front aspect and views over park, power points, coving, radiator, laminated wood flooring.

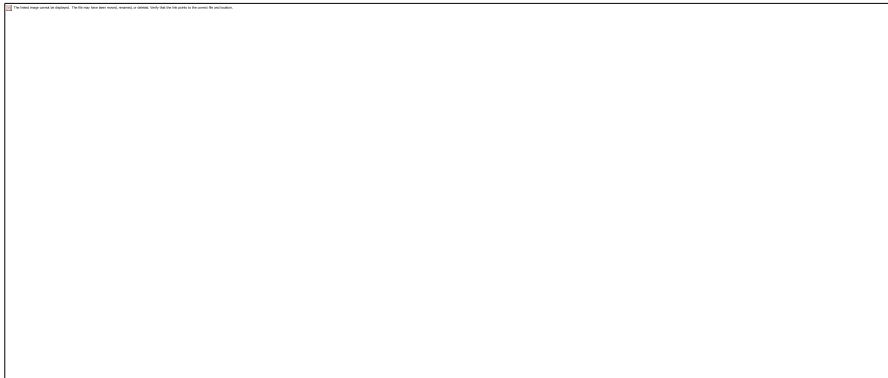


Bathroom

3 Piece White suite comprising of a low level flush toilet, hand wash basin in vanity unit and mixer taps, panel enclosed bath, wall mounted electric shower, radiator, tiled splash backs, tiled flooring, 2 x hardwood frosted window to the rear aspect.

Rear graden

Approx 80ft West facing rear garden, mainly laid to lawn, mature shrub borders, outside tap, raised paved area to the rear, wood shed to remain.



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