



Llanover Close, £270,000

- Semi Detached
- Three double bedrooms
- Off road parking
- Generous garden
- Ideal for commuters
- Garage
- EPC Rating: D



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About the property

Introducing this desirable semi-detached property, now available for sale. It is situated in a prime location with convenient access to public transport links, local amenities, green spaces, walking routes, and cycling routes. This property is in good condition and boasts an EPC rating of 'D' and is within council tax band 'D'.

The accommodation comprises three double bedrooms, a well-lit kitchen, and two beautifully presented reception rooms. The first reception room is graced with a charming fireplace, creating a warm and cosy atmosphere for those winter nights. The second reception room offers a tranquil garden view, providing a serene space for relaxation. The property further benefits from a single bathroom.

In terms of the kitchen, it is a space that encourages culinary creativity with an abundance of natural light pouring in. The three double bedrooms provide ample space and comfort, making it an ideal choice for a growing family or professional couple.

One of the unique features of this property is its exterior offerings. There is plenty of parking space available, and the property also includes a single garage for additional storage or vehicle security. The garden is another highlight of this property, providing an ideal space for outdoor relaxation or entertaining during the warmer months.

Accommodation

Entrance Hall

Enter via secure front door, stairs leading to first floor and doors leading into;

Living Room

14' 2" x 10' 4" (4.32m x 3.15m)

uPVC window to front, fireplace with surround and radiator and fitted carpet throughout.

Dining Room

11' 3" x 10' 4" (3.43m x 3.15m)

uPVC window to rear, radiator and fitted carpet throughout.

Kitchen

12' x 9' 9" (3.66m x 2.97m)

uPVC window to and door to rear, Fitted kitchen with matching wall and base units, inset composite sink, integrated oven and gas hob with cooker hood over.



Bedroom One

13' 5" x 10' 11" (4.09m x 3.33m)

uPVC window to front, radiator and fitted carpet throughout. Built in wardrobe.

Bedroom Two

12' x 9' 3" (3.66m x 2.82m)

uPVC window to rear, radiator and fitted carpet throughout.

Bedroom Three

12' x 9' 11" (3.66m x 3.02m)

uPVC window to front, radiator and fitted carpet throughout.

Bathroom

Window to rear, low level WC, wash hand basin, bath and walk in shower cubicle.

Outside

Front- Off road parking and access to rear garden.

Rear- Enclosed rear garden, mainly laid to lawn and decorative stone.

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Important Information

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