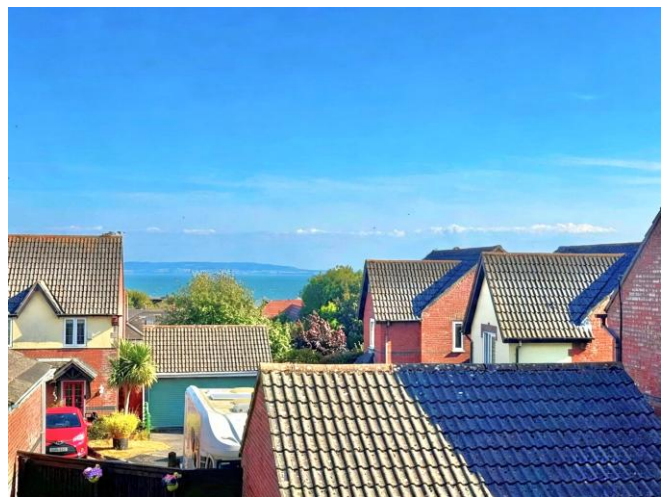




Readers Way, £225,000

- COUNCIL TAX BAND - C
- EPC - C
- DRIVEWAY & SINGLE GARAGE
- SOUTH FACING REAR GARDEN
- 2 DOUBLE BEDROOMS - WELL PRESENTED THROUGHOUT
- NO CHAIN
- EPC Rating: C



 2  1  1



About the property

NO CHAIN Well presented two-bedroom semi-detached home with driveway, garage and a south-facing rear garden, ideally located on the popular Readers Way in Rhoose. Conveniently close to the train station, coastal paths and local parks, making it perfect for those seeking both comfort and connectivity.

Accommodation

Entrance Hallway

Kitchen

9' 8" x 7' 6" (2.95m x 2.29m)

Laminate wood effect flooring, window to front, matching wall and base units with complimentary worktops, integrated oven and hob with cooker hood, space for appliances.

Living/Dining Room

14' 5" x 11' 10" (4.39m x 3.61m)

Laminate wood effect flooring, patio doors to rear leading to garden.



Landing

Bedroom 1

11' 10" x 8' 10" (3.61m x 2.69m)

Fitted carpet, window to rear with *SEA VIEWS*.

Bedroom 2

8' 10" x 8' 4" (2.69m x 2.54m)

Fitted carpet, window to front, fitted wardrobe and storage cupboard.

Bathroom

Recently fitted modern family bathroom comprising a bath with overhead shower, WC and wash hand basin. Finished with tiled walls and flooring, and a window providing natural light.

To Front

Off road parking with access to single garage.

To Rear

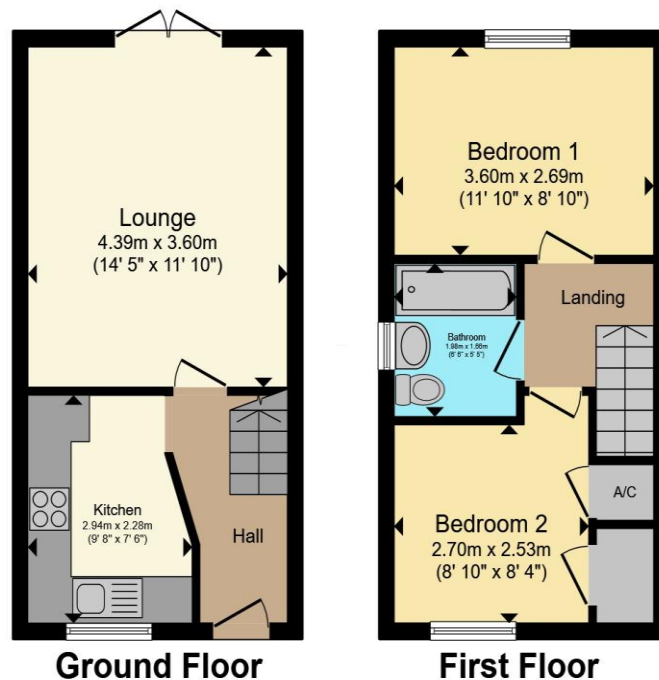
Enclosed, low maintenance south facing rear garden

01446 733224

barry@peteralan.co.uk



Floorplan



Total floor area 53.5 m² (576 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

Peter Alan Limited is registered in England and Wales under company number 2073153, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05. For activities relating to regulated mortgages and non-investment insurance contracts, Peter Alan Limited is an appointed representative of Connells Limited which is authorised and regulated by the Financial Conduct Authority. Connells Limited's Financial Services Register number is 302221. Most buy-to-let

