



The Walled Garden
Tixover Grange PE9 3QN

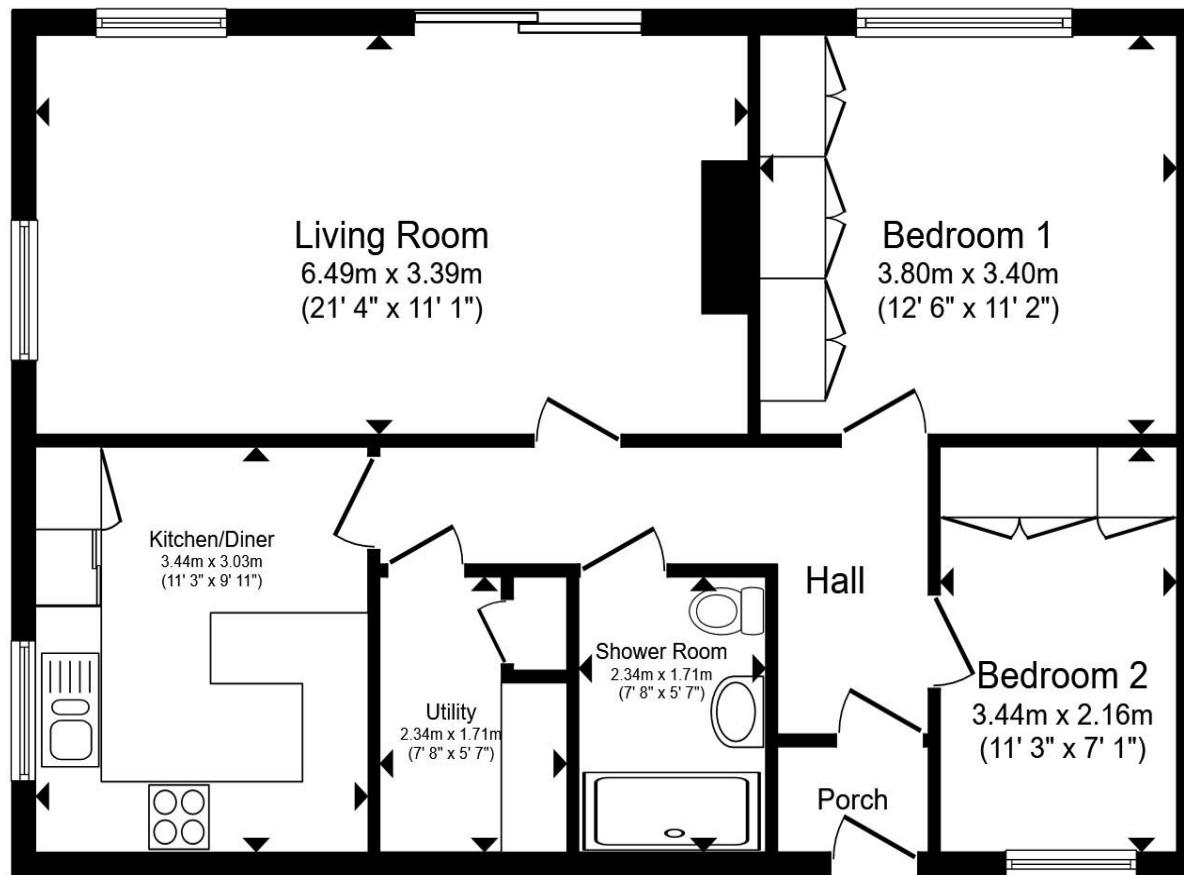


KNIGHT
PARTNERSHIP

Welcome to
The Walled Garden
Tixover Grange

Nestled within the attractive grounds of the highly regarded Tixover Grange over-55s development, this well-presented two-bedroom bungalow enjoys a desirable corner position with delightful wrap-around gardens and far-reaching countryside views.





Ground Floor

Total floor area 70.4 sq.m. (758 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



Agents Note

Hall

Living Room

21' 4" x 11' 1" (6.50m x 3.38m)

Kitchen Diner

11' 3" x 9' 11" (3.43m x 3.02m)

Utility Room

7' 8" x 5' 7" (2.34m x 1.70m)

Shower Room

7' 8" x 5' 7" (2.34m x 1.70m)

Bedroom One

12' 6" x 11' 2" (3.81m x 3.40m)

Bedroom Two

11' 3" x 7' 1" (3.43m x 2.16m)

Welcome to

The Walled Garden Tixover Grange

- Two-bedroom middle-terrace bungalow
- Exclusive over-55s development
- Spacious living room with garden access
- Kitchen/diner and separate utility room
- Wrap-around garden
- Open countryside views
- Single garage

Tenure: Leasehold EPC Rating: D

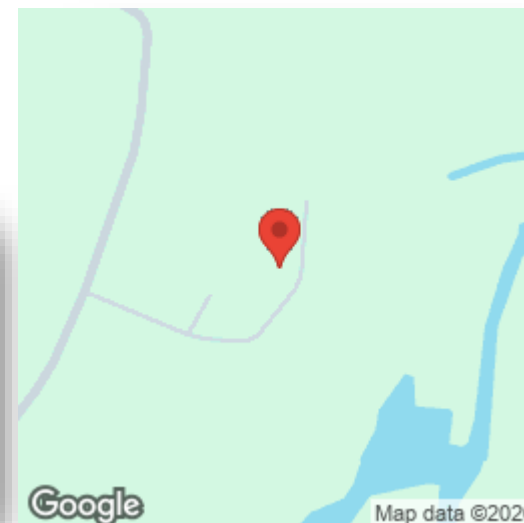
Council Tax Band: C Service Charge: 2374.80

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 2021. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers over

£170,000



Please note the marker reflects the
postcode not the actual property

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