



Waterston Road, £290,000

- WET ROOM ON THE GROUND FLOOR WITH HAIR WASH BASIN
- THREE BEDROOMS WITH FITTED CUPBOARDS
- FIRST FLOOR FAMILY BATHROOM
- ENCLOSED GARDEN WITH LARGE DECKED AREA
- EPC Rating: C



3 2 1



About the property

Well presented three bedroom home on Waterston Road, providing two bathrooms plus a modern kitchen with breakfast bar. Upon entering through the porch, the hallway leads to a cozy lounge with natural light, followed by the kitchen with appliances including an undercounter wine fridge, suitable for families and socialising. There is a utility space with plumbing for a washing machine followed by a ground floor wet room fitted with a hairwash basin.

To the first floor is three well-proportioned bedrooms and a family bathroom with a bath and overhead shower. Each bedroom also benefits from fitted storage.

Externally, the property has a generous driveway and access to the side, leading to the partially decked garden with seating area and artificial grass.

Please note that an AML fee is chargeable once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks.



Accommodation

Porch

Lounge

14' 1" x 12' 11" (4.29m x 3.94m)

Kitchen/Dining Room

19' 11" x 10' 3" (6.07m x 3.12m)

Utility

Shower/Wet Room

Bedroom 1

13' x 11' 6" (3.96m x 3.51m)

Bedroom 2

13' 1" x 9' 1" (3.99m x 2.77m)

Bedroom 3

8' 8" x 8' 3" (2.64m x 2.51m)

Bathroom

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Floorplan



Total floor area 103.8 m² (1,117 sq.ft.) approx

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