



**3 Bedroom Mid Terraced House
located in Cheylesmore.**

£240,000

UP Estates



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TBC



90 m²



UP Estates

FULL DESCRIPTION

Situated in the sought-after area of Cheylesmore is this stunning three bedroom property which boasts a modern open-plan Lounge/Diner, modern Family Bathroom, and a downstairs W/C/Utility Area. Also benefitting from a driveway as well as a Tandem Garage to the rear for off-road parking. In brief the property comprises; Hall, Lounge/Diner, Kitchen and W/C/Utility Area to the ground floor. On the first floor there are Three Bedrooms and the Family Bathroom. There is superb private garden with access to the Tandem Garage at the rear. Viewing is advised to fully appreciate.

HALL

With stairs ascending to the first floor and doors leading to the Lounge/Diner and Kitchen.

LOUNGE/DINER

11' 5" x 25' 6" (3.5m x 7.79m)

A fantastic Lounge/Diner having a central heated radiator, a double glazed window bay to the front aspect, an open archway into the Kitchen and double glazed sliding patio doors leading out into the rear garden.

KITCHEN

6' 10" x 16' 1" (2.1m x 4.91m)

Including a matching range of wall and base mounted units with work surfaces over and tiled splash back, a stainless steel sink with drainer and mixer tap, space for a cooker with an extractor fan over and stainless steel splashback, and space for further appliances. There is also a double glazed window and doors leading to the W/C/Utility Area and out into the rear garden.

W/C/UTILITY AREA

Having a low level W/C, space for appliances and double glazed window to the rear aspect.

LANDING

With stairs rising from the ground floor and doors leading to accommodation.

Offers Over £240,000

- Tandem Garage
- Modern & Open Plan Living
- Space
- Three Bedrooms
- Driveway
- W/C / Utility Area
- Sought-After Location



BEDROOM ONE

10' 1" x 13' 6" (3.09m x 4.12m)

A double bedroom having a central heated radiator and double glazed bay window to the front aspect.

BEDROOM TWO

11' 5" x 11' 5" (3.49m x 3.48m)

Another double bedroom having a central heated radiator and double glazed window to the rear aspect. Also having a built-in storage cupboard.

BEDROOM THREE

7' 3" x 7' 5" (2.22m x 2.27m)

Having a central heated radiator and double glazed window to the front aspect.

BATHROOM

7' 10" x 5' 4" (2.41m x 1.65m)

A modern Family Bathroom having a panelled bath with shower over, low level W/C, wash basin, central heated towel rail and a double glazed window.





FRONT ASPECT

Having a driveway for off-road parking.

GARDEN

A private rear garden with a decked seating area followed by a lawn with fencing along the boundaries, and a paved pathway leading to the garage at the rear.

TANDEM GARAGE

A tandem garage situated to the rear of the property and having an up-and-over door, power & lighting, plus a pedestrian door accessing the garden.





Benedictine Road Cheylesmore CV3 6GW



FLOORPLAN



For illustrative purposes only. Measurements are approximate and not to scale.
(c) Up Estates

APPROX GROSS INTERNAL FLOOR AREA: 90 sq. m

CONTACT

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