



17 LOMBARDY CLOSE

ASKING PRICE OF £229,500

COOKE & CO
your local property expert

PROPERTY FEATURES

- TWO BEDROOM SEMI
- WELL PRESENTED
- GAS HEATING
- PRIVATE REAR GARDEN
- DRIVE AND GARAGE
- EN-SUITE FACILITY

17 LOMBARDY CLOSE, BS22 8LZ



This very attractive two bedroom semi detached house occupies a well established cul-de-sac setting. Set in a private enclosed rear garden with adjacent garage and parking, the house offers well presented accommodation with gas central heating and double glazing. It comprises of a lounge, kitchen/ breakfast room, two bedrooms (one with en-suite) and a bathroom. Available for sale with no onward chain.

ENTRANCE

Door into entrance hallway.

ENTRANCE HALL

With radiator.

ATTRACTIVE LOUNGE

13' 8" x 10' 4" (4.17m x 3.15m) Which overlooks the front garden. Double radiator and an under stairs cupboard.

KITCHEN/BREAKFAST ROOM

13' 8" x 7' 9" (4.17m x 2.36m) Overlooking the rear garden to which there is access through double glazed sliding patio doors. The kitchen has an attractive range of Limed Oak style units with ample working surface areas. Inset acrylic sink unit. Wall mounted boiler and plumbing for a

washing machine. Double radiator and wood effect flooring.

FIRST FLOOR LANDING

With concealed radiator and a built in airing cupboard.

BEDROOM ONE

10' 5" x 10' 3" (3.18m x 3.12m) With a radiator.

EN-SUITE SHOWER AREA

With a tiled shower cubicle, wash hand basin and radiator.

BEDROOM TWO

11' x 7' 4" (3.35m x 2.24m) Radiator and rear garden outlook.

BATHROOM

With panelled bath, pedestal wash hand basin, WC, radiator and extractor fan.

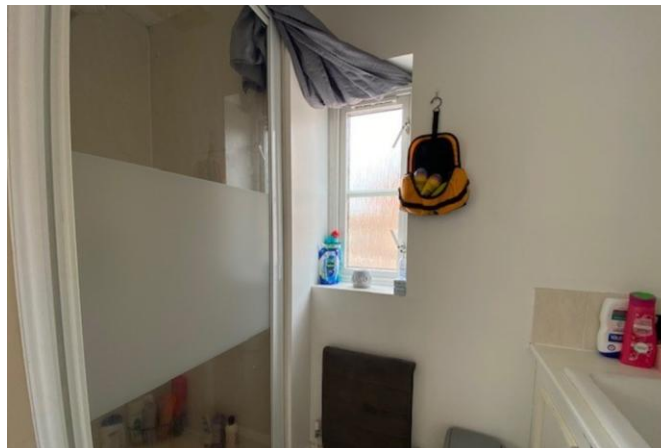
OUTSIDE

Extensive driveway leading to the garage with an up and over door, power and light, there is a side door leading to a neatly tended enclosed rear garden which is laid partly to lawn with a patio area and a shed space behind the garage. There is also a neatly tended front garden.

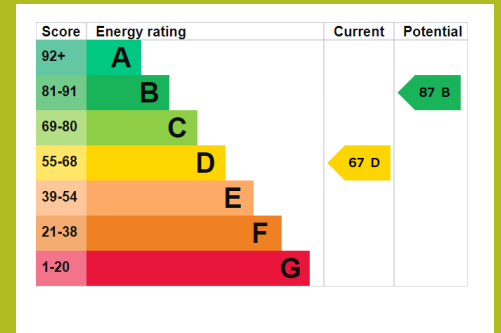
TENURE

Freehold

17 LOMBARDY CLOSE, WESTON-SUPER-MARE, BS22 8LZ



Council Tax:
Band B
Local Authority:
North Somerset District Council



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate, and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

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