



MARLOWE CLOSE, SHIPHAY

ASKING PRICE £270,000





• TWO DOUBLE BEDROOMS • BONUS THIRD BEDROOM ANNEX • NEW CENTRAL HEATING • UPVC DOUBLE GLAZED • CLOSE TO GRAMMAR SCHOOLS • POTENTIAL HOME & INCOME • GOOD ORDER THROUGHOUT • LOW MAINTENANCE GARDENS • GARAGE & PARKING • FAVOURED LOCATION

IN THE MAIN HOME THERE IS A VERY SPACIOUS LOUNGE/DINER WITH LARGE PICTURE WINDOWS LOOKING OUT OVER TWO ASPECTS. THE KITCHEN IS ALSO BIG ENOUGH TO ACCOMMODATE A BREAKFAST SET AND FEATURES A FULLY FITTED BASE AN EYE LEVEL CUPBOARD SET TOPPED WITH STONE EFFECT, ROLLED EDGE WORK SURFACES. THERE'S AMPLE ROOM FOR A FRIDGE FREEZER SET, WITH A BUILT IN OVEN AND HOB.

THERE ARE TWO DOUBLE BEDROOMS, THE MASTER ROOM BEING A CONSIDERABLE SIZE, THE SECOND BEDROOM OPENING OUT INTO THE FRONT GARDEN VIA FRENCH DOORS. THE SHOWER ROOM IS CONVENIENTLY LOCATED CLOSE TO BOTH AND FEATURES AN OVERSIZE SHOWER CUBICLE, WASH HAND BASIN ATOP A VANITY UNIT AND A CLOSE COUPLED WC.

THE MAIN HOME OFFERS LEVEL ACCOMMODATION, AND THE LOWER GARDEN LEVEL OFFERS A PRIVATE ENTRANCE DOOR THAT OPENS INTO A KITCHENETTE, SHOWER ROOM AND BEDROOM/LIVING AREA. THERE IS

A VERY LARGE VOID, USEFUL FOR STORAGE OR FURTHER DEVELOPMENT. THIS IS USEFUL HOME AND INCOME POTENTIAL, WITH SPACE TO PUT AN INTERNAL STAIRWAY.

THIS HOME HAS NEW ELECTRIC CENTRAL HEATING TO RADIATORS, AND HAS UPVC DOUBLE GLAZING THROUGHOUT. IT HAS INTERESTING ELEVATED VIEWS OVER RESIDENTIAL SHIPHAY. THERE'S DRIVEWAY PARKING LEADING TO A SINGLE GARAGE. THE FRONT GARDEN SPACE IS LANDSCAPED TO INCLUDE NUMEROUS WELL STOCKED FLOWER BEDS WITH THE REAR ENJOYING A PATIO AND SEATING AREAS, ALL REASONABLY LOW MAINTENANCE.



ROAD MAP



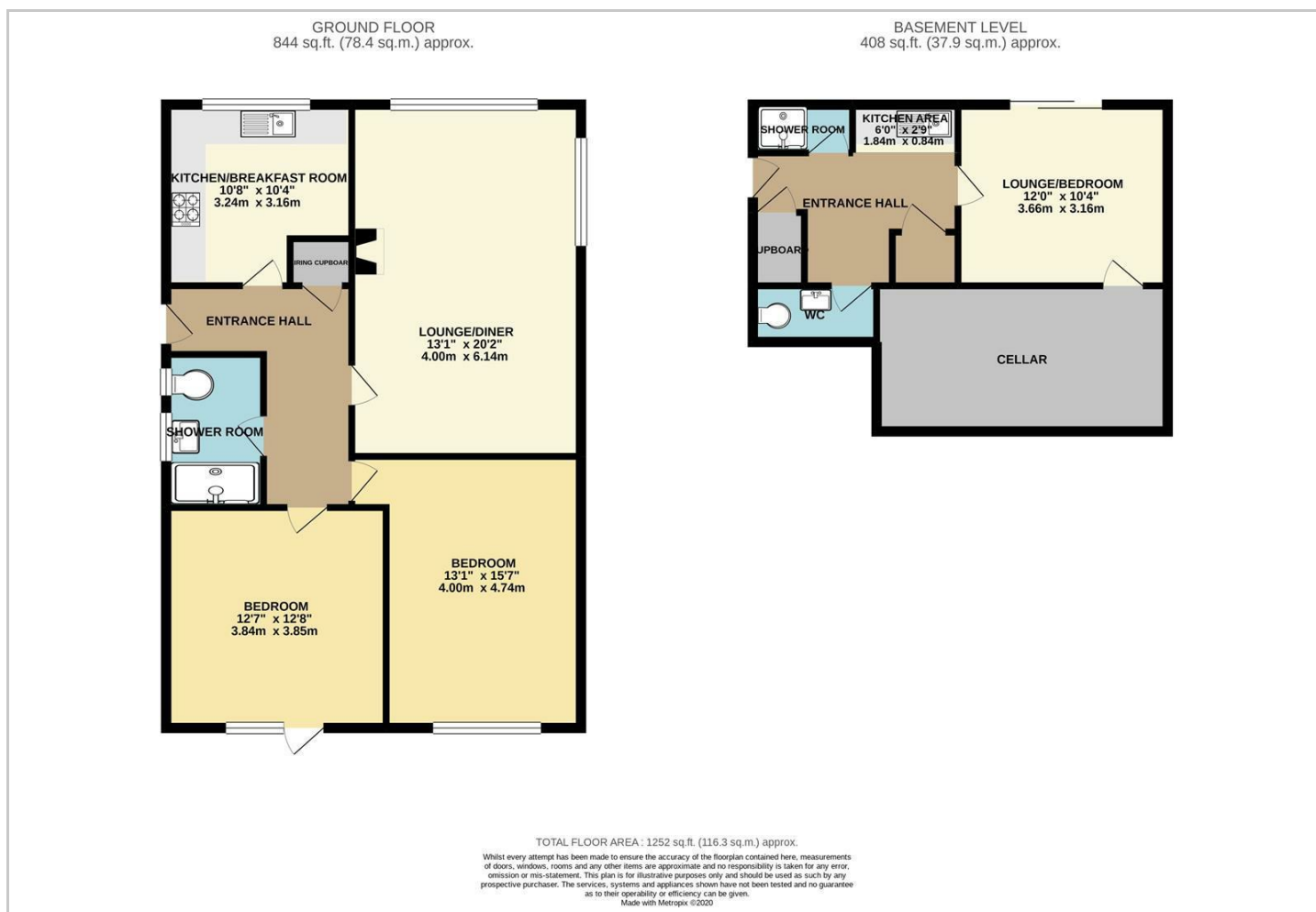
HYBRID MAP



TERRAIN MAP



FLOOR PLAN



COUNCIL TAX - BAND D

VIEWING

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ENERGY EFFICIENCY GRAPH

