

***** SOUGHT AFTER LOCATION – 5 BED
SEMI DETACHED HOME! *****

A great opportunity to purchase this 5 BEDROOM Semi Detached property situated in the ever so popular area of EVINGTON within walking distance of MASJID UMAR and other local amenities. The property has potential to be extended to the rear granted the buyer obtains planning permission.

Briefly the accommodation comprises Entrance Hall, Lounge, Dining Room, Kitchen, 5 bedrooms including one with EN SUITE, Outside WC and a Family Bathroom. The property benefits from uPVC Double Glazing and a generous rear garden.

Viewing by appointment only

ENTRANCE HALL

Carpeted, Radiator, Single glazed window, Staircase leading to first floor, Under stairs cupboard, Meter cupboard

LOUNGE

14' 0" x 11' 6" (4.27m x 3.52m) Laminate Flooring, uPVC Double Glazed Bay Window, x2 Radiators

DINING ROOM

13' 11" x 11' 6" (4.25m x 3.51m) Laminate Flooring, Radiator, uPVC Double Glazed Door leading to rear garden

KITCHEN

10' 8" x 7' 10" (3.27m x 2.40m) Wall and base



units with worktops over, Tiled floor and walls, Dual gas cooker with extractor hood, Grill and Oven, Sink with mixer tap, uPVC Double Glazed Window, Separate window to side, Door Leading to side and rear.

BEDROOM 1

14' 8" x 11' 5" (4.48m x 3.50m) Carpeted, Radiator, uPVC Double Glazed Bay Window



BEDROOM 2

13' 10" x 11' 5" (4.24m x 3.50m) Carpeted, Radiator, uPVC Double Glazed Window

BEDROOM 3

11' 10" x 10' 2" (3.61m x 3.10m) Carpeted, Radiator, Skylight window, En suite

ENSUITE

3pc suite including bath tub with shower overhead, Lino flooring, Wash Hand Basin with mixer tap, Radiator, uPVC Double Glazed Window

BEDROOM 4

8' 4" x 7' 11" (2.55m x 2.42m) Carpeted, Radiator, uPVC Double Glazed Window

BEDROOM 5

9' 6" x 7' 1" (2.90m x 2.16m) Carpeted, Radiator,

uPVC Double Glazed Window

FAMILY BATHROOM

Lino flooring, Radiator, Tiles walls, Bath tub with shower overhead, Wash Hand Basin with mixer taps, Boiler, uPVC Double Glazed Window

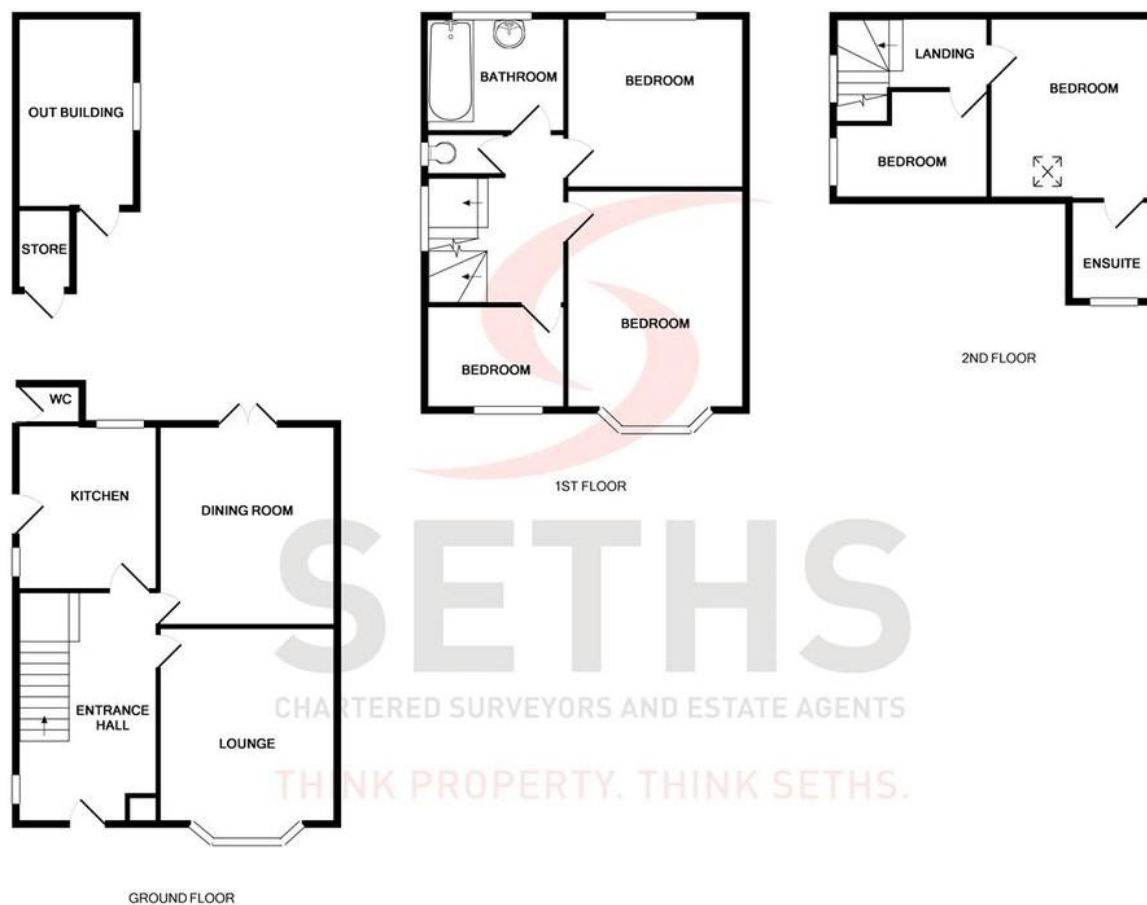
WC

Tiled Floor and walls, WC, uPVC Double Glazed Window

OUTSIDE

Small area to the front with hedge surround and to the rear is a store and decent size out house. A separate shed is also located to the rear and grassed lawn for the majority part with fence surround





Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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