



Jonathan Wright  
estate agents



**The Willows 4A Mill Street, Leominster, HR6 8EF. £120,000**

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**£120,000**

### **PROPERTY FEATURES**

- Detached Woolaway Bungalow
- Suitable For Development Or Demolition
- 3 Bedrooms
- Bathroom
- Gardens
- Possible Building Plot
- Great Development Opportunity
- Edge Of Town Centre Position



**To view call 01568 616666**



**PROCEEDABLE CASH BUYERS  
ONLY.**

A detached Woolaway bungalow standing in an edge of town position in pretty gardens with the bungalow ideal for development/demolition, subject to any necessary planning applications and permissions with the added incentive of additional garden available, which could become a second building plot by negotiation.

By separate negotiation number 4 The Poplands, Mill Street, Leominster, which is a detached family size house in need of modernisation, Again standing in good size gardens is offered for sale at £250.000. For the Freehold.

The whole plot could be purchased as one if required.

The full particulars of The Willows, 4a Mill Street, Leominster are further described as follows:

The property is a detached Woolaway bungalow with access through double opening gates to the rear of The Poplands .

An entrance door opens into the reception hall with a door leading off to the sitting room.

The sitting room has 2 windows.

The kitchen has a window to front.

Bedroom one has a window to rear.

Bedroom two has a window to rear.

Bedroom three has a window to front.

In the hallway a door opens into the bathroom having a panelled bath, wash

hand basin, a shower to side and a separate low flush W.C.

**OUTSIDE.**

The bungalow stands in reasonable sized gardens with additional garden available for purchase with the possibility of planning permission to the side and the vendors are open to negotiation from interested parties, particularly with development in mind with the additional garden/plot available at an agreed price.

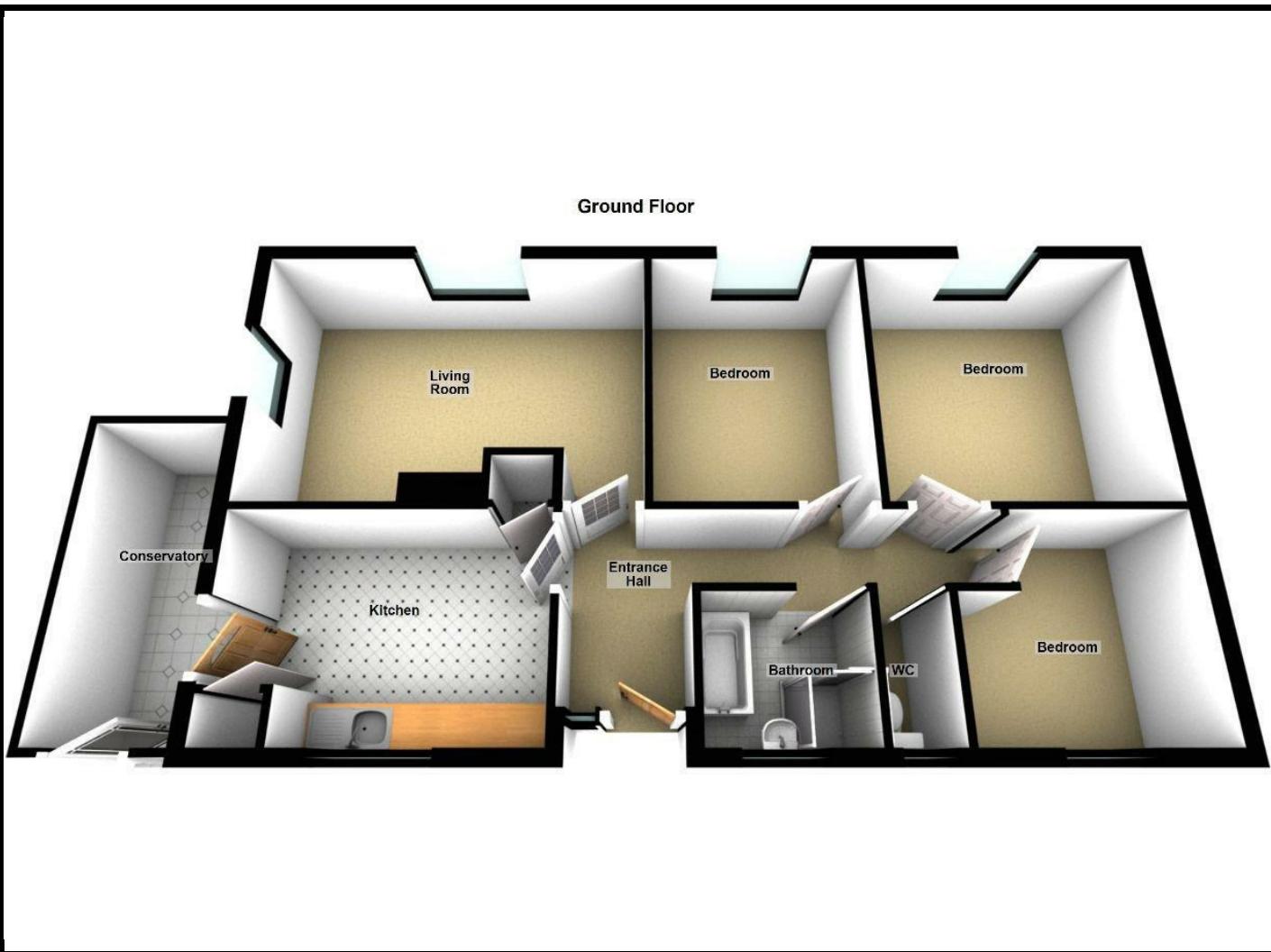
**AGENTS NOTE.**

The bungalow & garden £120.000.  
Extra garden/building plot by negotiation.

Also available is 4 Poplands, Mill Street. Great development opportunity.

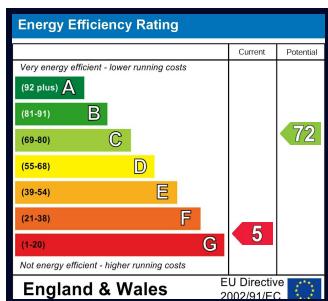
## ROOMS AND SIZES

Reception Hall	
Sitting Room	4.80m x 3.35m (15'9" x 11')
Kitchen	3.81m x 2.64m (12'6" x 8'8")
Bedroom One	3.35m x 3.35m (11' x 11')
Bedroom Two	3.61m x 2.64m (11'10" x 8'8")
Bedroom Three	2.79m x 2.64m (9'2" x 8'8")
Bathroom	
Garden	



## PROPERTY INFORMATION

Council Tax Band - C  
Property Tenure - Freehold



### Appliances

Please note that the agents have not tested the appliances to the property and cannot verify they are in working order.

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