

Woodholls



Albert Street, Aylesbury, HP20 1LY

Asking price £300,000

This lovely two bedroom terraced house is full of its original character features and is located on a quiet road within walking distance of Aylesbury town centre and all its amenities.

Originally built as a three bedroom house, the property now has a first floor bathroom, providing extra space for the kitchen and utility area. The first floor has two generous bedrooms and a large bathroom. The living area is spacious with a large open plan lounge to dining room.

The original fireplaces remain intact and include a working fireplace in the lounge.

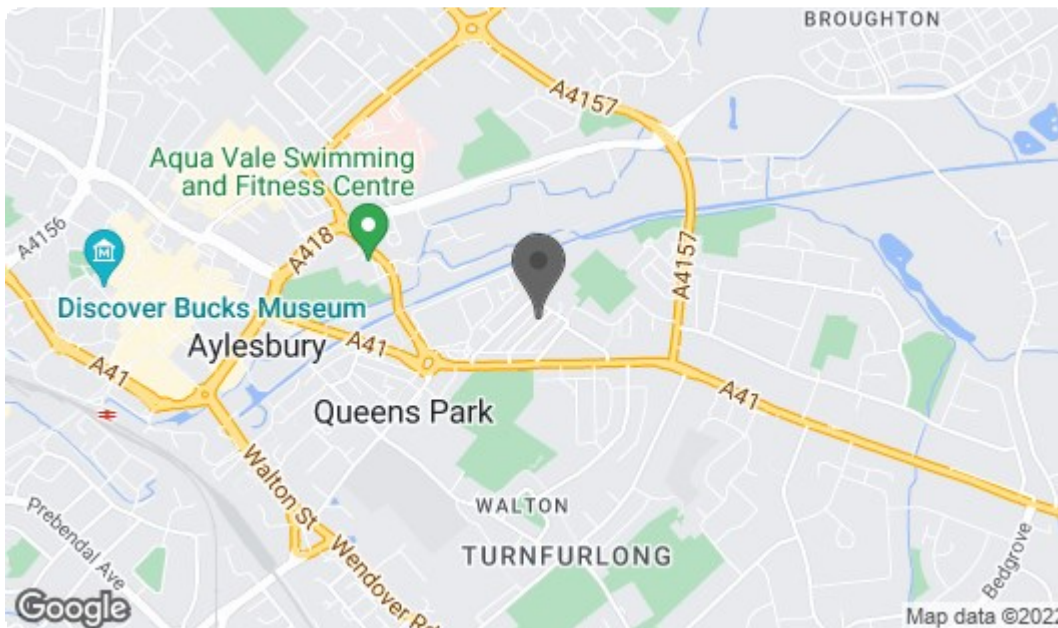
A fully fitted kitchen leads to the quaint patio area and onto an enclosed, private garden which is mainly laid to lawn. To the rear of the garden is a paved area with access to a service road and this could easily be turned into off street parking.

44 Buckingham Street, Aylesbury, Bucks, HP20 2LL

Telephone: 01296 433 393 Email: info@woodholls.co.uk Website: www.woodholls.co.uk



Total area: approx. 72.5 sq. metres (780.7 sq. feet)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales EU Directive 2002/91/EC		

44 Buckingham Street, Aylesbury, Bucks, HP20 2LL

Telephone: 01296 433 393 Email: info@woodholls.co.uk Website: www.woodholls.co.uk