



## 48 Arundel Close

, Lordswood, ME5 8UZ

**Offers Over £325,000**



3 GOOD SIZE BEDROOMS. DRIVE TO FRONT. DOWNSTAIRS SHOWER ROOM. SPACIOUS LOUNGE. MMS are inviting you to view this well proportioned 3 bedroom end terrace house in Lordswood with a block pave driveway to the front for parking. The home boasts a handy entrance porch, a dining area and separate lounge with a conservatory to the rear. The fitted kitchen comes complete with an integral hob and double oven. The convenient shower room is on the ground floor with a separate WC located upstairs (the old bathroom) and this could be utilised once again with a bath/shower. There are 2 double bedrooms and a good size 3rd bedroom. As standard the home is offered with gas central heating and double glazed windows. The low maintenance rear garden gets the sun though-out the day and offers side access. Council tax band C.



Entrance porch

Dining room

Shower room

Kitchen

Lounge

Conservatory

Stairs/landing

Bedroom 1

Bedroom 2

Bedroom 3

Separate WC (possible 2nd bathroom)

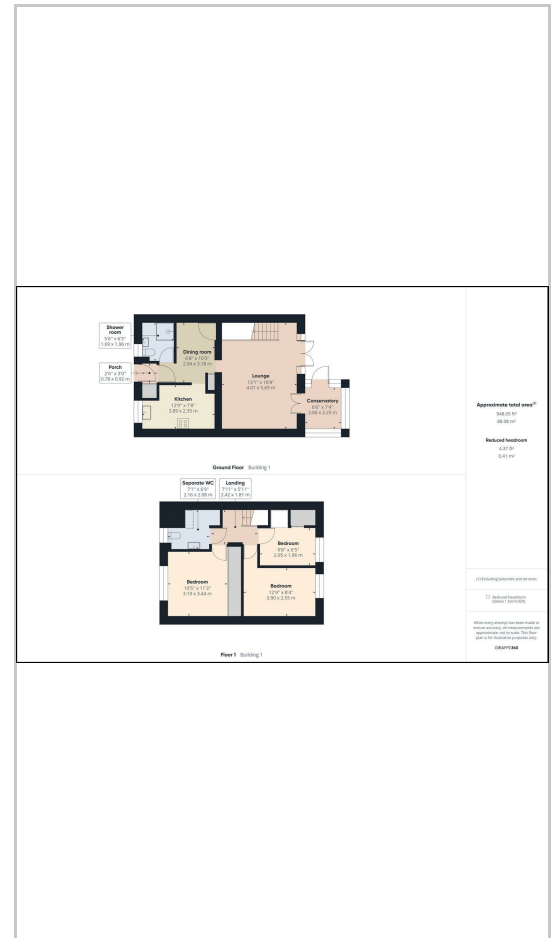
Rear garden

Drive

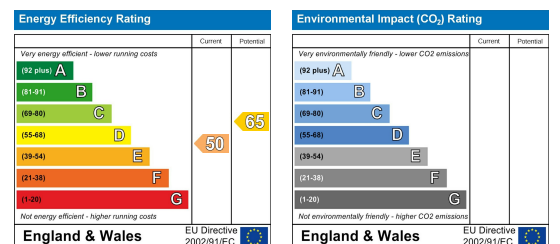
## Area Map



## Floor Plans



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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