

4 Linton Heath

Linton | DE12 6PE | Guide Price £170,000

ROYSTON & LUND

- Guide Price: £170,000 - £175,000
- Living Room & Dining Room
- Peaceful Location of Linton Heath
- Fully Decorated Loft Room
- EPC: TBC
- Three Bedroom Mid-Terrace
- Ground Floor Bathroom
- Single Garage & Rear Garden
- Council Tax: A
- Freehold

















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Situated on Linton Heath in the village of Linton, Swadlincote, this well-presented three-bedroom mid-terrace home offers two reception rooms, a private paved courtyard and a single garage with a separate garden beyond.

The front door opens directly into the dining room, where plantation shutters frame the front window. A wide opening leads through to the living room, which has a feature stove set within an exposed brick fireplace with a timber mantel. The fitted kitchen has a range of wall and base units, a built-in hob and space for freestanding appliances, with a door opening onto the courtyard. A tiled four-piece bathroom with a bath, separate shower enclosure, vanity wash basin and WC completes the ground floor.

Upstairs are two double bedrooms and a rear-facing single bedroom. A ladder provides access to the carpeted loft room, which features exposed beams and a roof window.

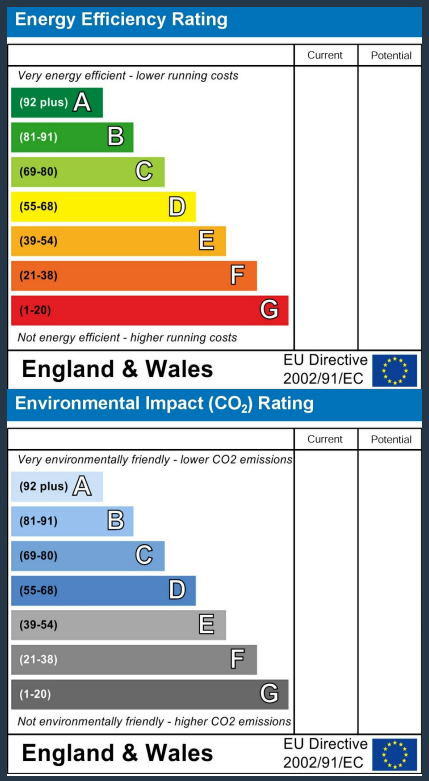
Immediately behind the house is an enclosed, low-maintenance paved courtyard with a gate onto the shared service road. Across the access is a detached single garage, with a path alongside leading to the separate rear garden.

For more information: https://reports.sprift.com/property-report/?access_report_id=5777547

Freehold



Total area: approx. 107.5 sq. metres (1157.6 sq. feet)



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