

All floorplans provided are for guidance only. Please check all dimensions before making any decisions reliant upon them.
Plan produced using PlanUp.



Located close to the town centre, this TWO BEDROOM END TERRACE COTTAGE with an ADJOINING ONE BEDROOM FLAT is offered to the market with NO ONWARD CHAIN. The property offers excellent potential and is in need of modernisation throughout. The main cottage features a living room with an open fireplace, a spacious kitchen, two bedrooms, and a bathroom. The adjoining flat includes a kitchen, bedroom, and bathroom, providing an ideal opportunity for use as a HOLIDAY LET, RENTAL INVESTMENT, or independent accommodation for a relative. Externally, there is an enclosed garden with a summer house. Conveniently located within easy reach of the town centre, shops, and local amenities, this property presents a fantastic opportunity for buyers looking to add value and create a versatile home or investment in a sought-after area.

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MISREPRESENTATION ACT 1967.

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LIVING ROOM

15'5 x 12'11 (4.70m x 3.94m)

Entrance door, two double-glazed windows, open fireplace, and a radiator.



KITCHEN

17'6 x 12'11 (5.33m x 3.94m)

Two double-glazed sash windows, fitted base and wall units, four-ring gas hob, Rayburn range, 1.5 bowl sink with stainless steel mixer tap, plumbing for a washing machine and dishwasher, radiator, and wood-effect flooring.



HALL

Entrance door and stairs to the first floor.

FIRST FLOOR LANDING

Built-in cupboard.

BEDROOM ONE

15'7 x 12'8 (4.75m x 3.86m)

Double-glazed sash window, cast iron fireplace, radiator, and loft access.



BEDROOM TWO

7'11 x 9'6 (2.41m x 2.90m)

Double-glazed sash window, built-in cupboard, and radiator.



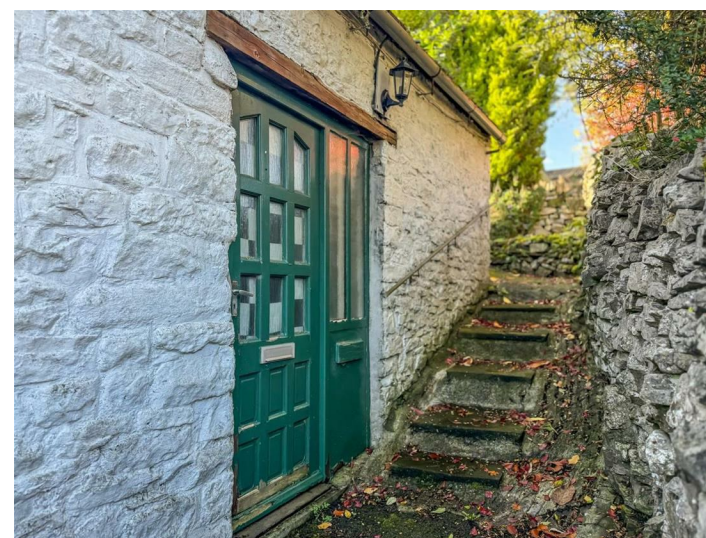
BATHROOM

6'6 x 9'6 (1.98m x 2.90m)

Double-glazed sash window, corner shower cubicle with electric shower fitting, roll-top bath, WC with push flush, wash basin, radiator, part-tiled walls, and tiled-effect flooring.



FLAT

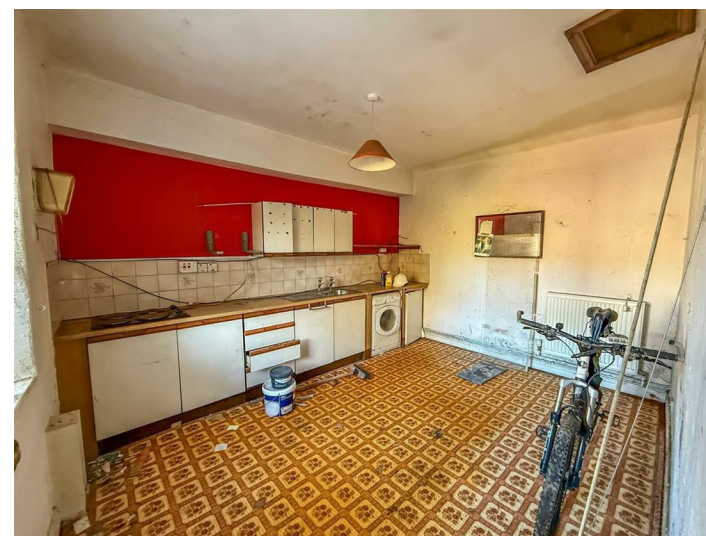


ENTRANCE HALL

Entrance door, stairs to the first floor, and access to a crawl space cellar.

KITCHEN

Double-glazed sash windows, fitted base and wall units, four-ring electric hob, stainless steel sink and drainer with mixer tap, plumbing for a washing machine, and radiator.



BEDROOM

Entrance door, double-glazed window, radiator, and electric heater.



BATHROOM

Window, panelled bath, pedestal wash basin, WC, radiator, and part-tiled walls.



EXTERIOR

The property offers an enclosed private garden housing a summer house.



NOTES

Tenure: Freehold (Subject to solicitor confirmation)
Council Tax Band: C
EPC Rating: TBC