



Triumph Road

Eatring



£140,000

Chadwells
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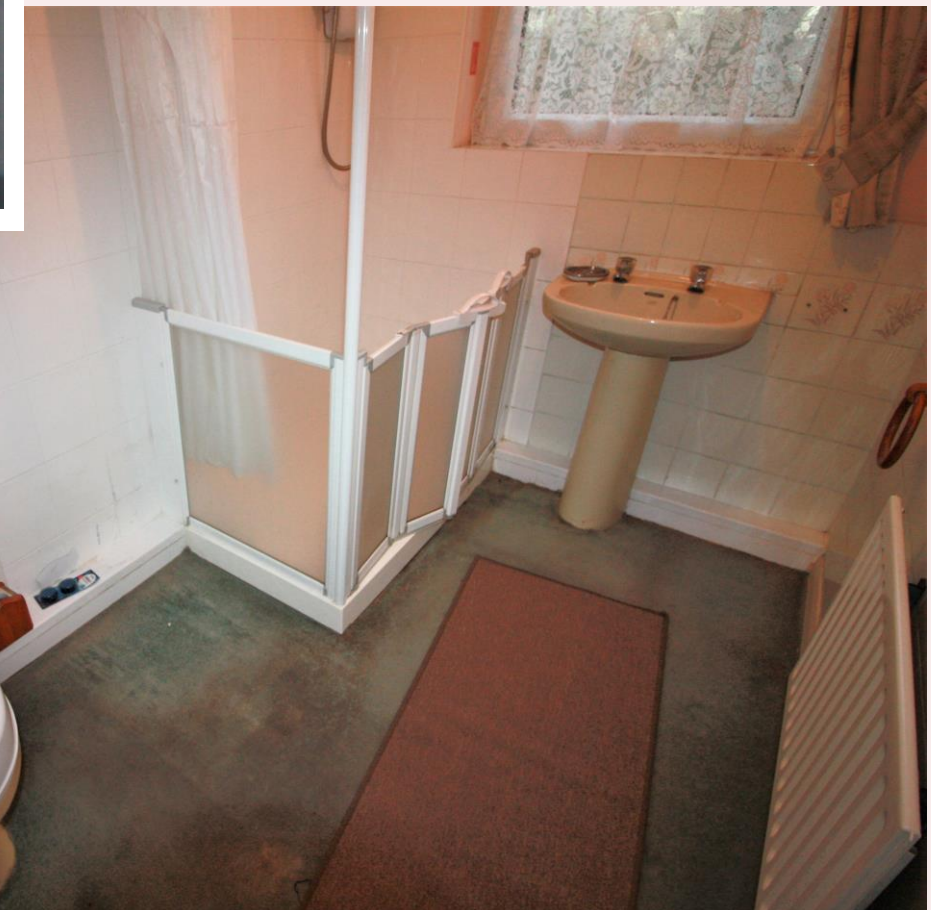


Three Bedroom Semi Detached House In Sought After Village Location...





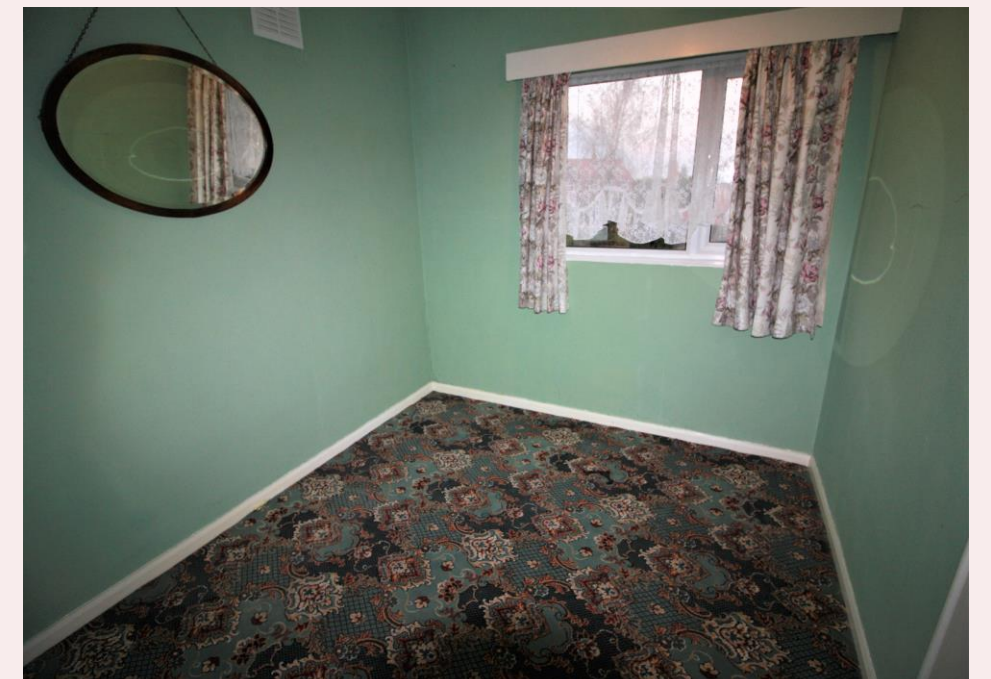
Triumph Road





Welcome

Three Bedroom Semi Detached House In Sought After Village Location..this spacious family home is waiting for the right buyer to come along. Suitable for both first time buyers and investors, viewing is a must to appreciate its size and potential of the inside and outside. Please ring branch to avoid any disappointment.



Step inside...

Entrance Hallway

Accessed through a uPVC door with decorative glass panel, carpet flooring, decorative pendant light, uPVC window to side aspect and radiator. Having doors leading to lounge, bathroom and stairs off to first floor landing.

Lounge *16' 10" x 13' 5" (5.14m x 4.09m)*

UPVC bay window to front aspect, open coal fire with exposed brick surround, carpet flooring, radiator and decorative ceiling light.

Dining Room *13' 4" x 8' 6" (4.07m x 2.58m)*

Beech effect laminate flooring, part clad walls and radiator. Having archway leading into kitchen and door into lean to.

Kitchen *16' 1" x 6' 0" (4.90m x 1.84m)*

Fitted with wood effect wall and base units with roll top laminate work surface incorporating sink/drainage with mixer tap. Part tiled walls, beech effect laminate flooring, wooden single glazed windows to side and rear aspect with wooden door leading into lean to.

Lean To *16' 1" x 6' 2" (4.90m x 1.89m)*

Fitted with white storage unit, beech effect laminate flooring, single glazed windows to side and rear aspect and wooden door leading into rear garden.

Family Bathroom *8' 10" x 5' 10" (2.70m x 1.79m)*

Fitted with a two piece suite comprising of pedestal sink and WC. Benefits from walk in shower having folding perspex doors and Triton electric shower over. Part tiled walls, carpet flooring, radiator and uPVC obscure window to rear aspect.

Master bedroom *17' 11" x 9' 6" (5.46m x 2.89m)*

Carpet flooring, decorative pendant light, storage cupboard and two uPVC windows to front aspect.

Bedroom Two *13' 3" x 9' 5" (4.04m x 2.86m)*

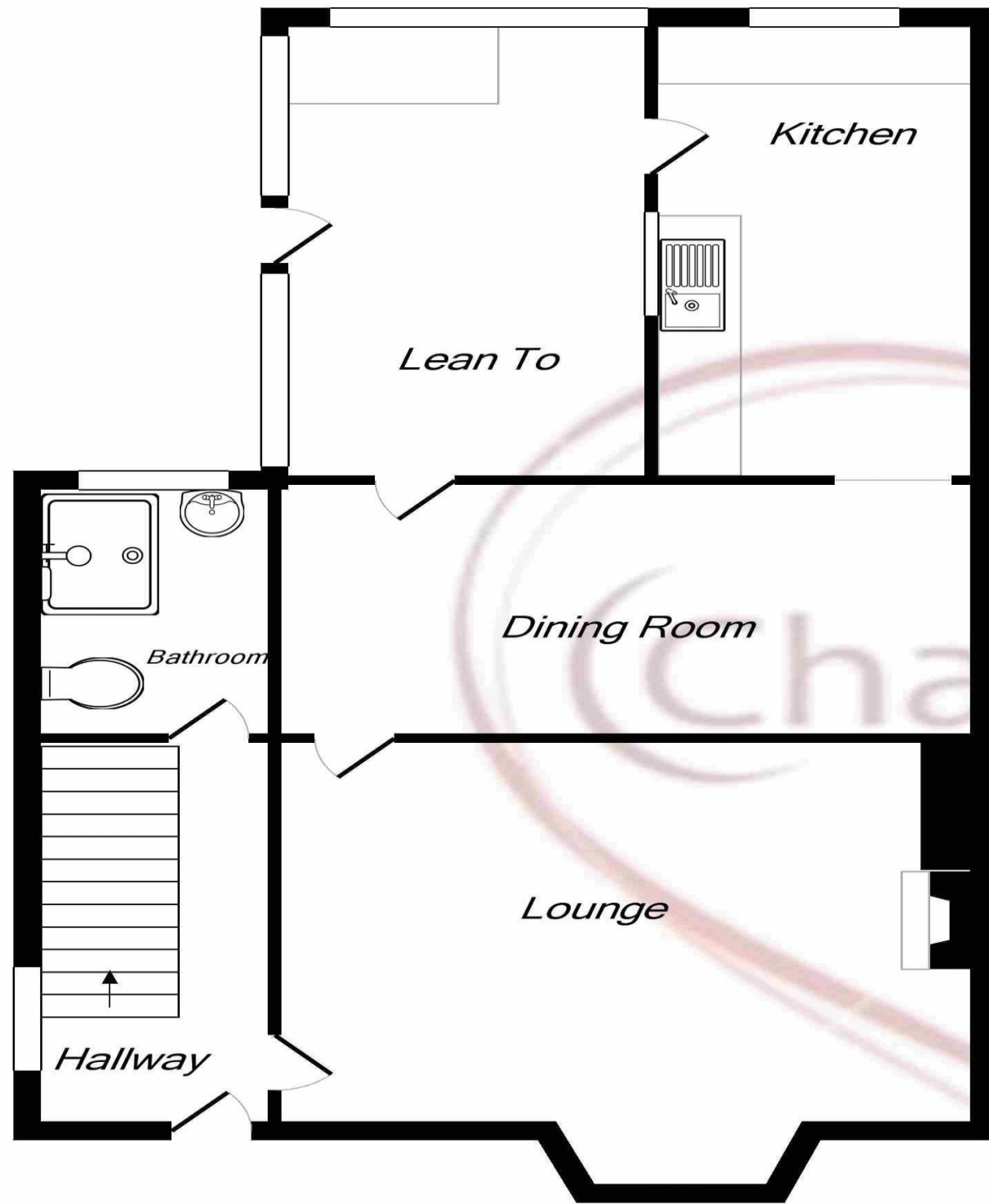
Carpet flooring, decorative pendant light, uPVC window to rear aspect and storage cupboard.

Bedroom Three *10' 0" x 8' 4" (3.06m x 2.53m)*

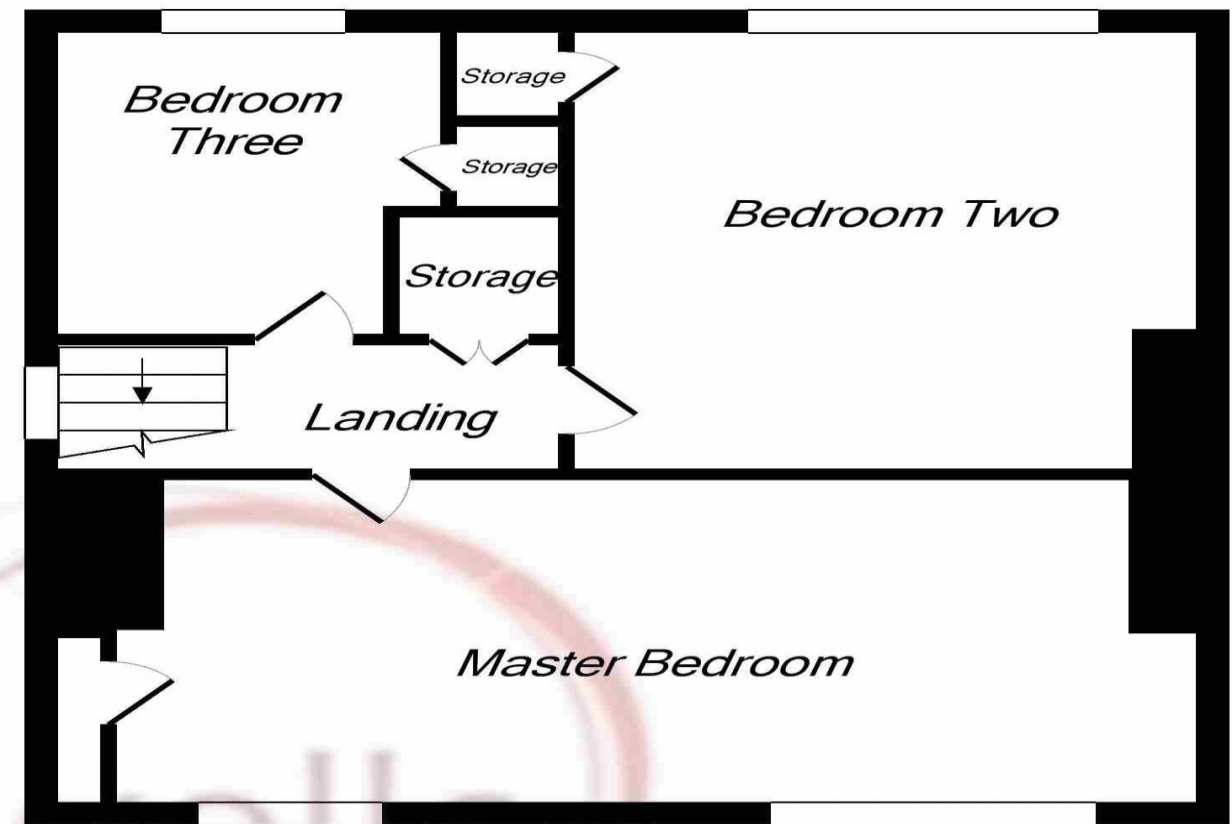
Carpet flooring, decorative pendant light, uPVC window to rear aspect and storage cupboard.

Outside

To the front there is gated access to a driveway and car port, having an area laid to lawn and planted borders. To the rear there is a large private garden which is mostly laid to lawn with planted borders and a block paved seating area. Added extras are a summerhouse, greenhouse and several sheds for extra storage.



Ground Floor
Approx. Floor
Area 790 Sq.Ft.
(73.4 Sq.M.)



1st Floor
Approx. Floor
Area 487 Sq.Ft.
(45.2 Sq.M.)

Total Approx. Floor Area 1277 Sq.Ft. (118.6 Sq.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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