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Sales, Lettings & Block Management

**MID-TERRACE HOUSE**

**£250,000**



**Norwich Road, Bournemouth, Dorset, BH2 5QZ**

- \* **Mid-Terrace House** \* **103 Sq' M** \*
- \* **Three Bedrooms & Two Reception Rooms** \*
- \* **Kitchen with Door to Courtyard Garden** \*
- \* **White Suite Bathroom** \* **GCH** \* **EPC C-Rated** \*
- \* **C4 Use** \* **Ex-Rental Condition** \* **Ideal Starter Home** \*
- \* **Freehold** \* **Council Tax Band C** \*

**158 Charminster Road, Bournemouth, Dorset, BH8 8UU Tel: 01202 565758 Fax: 01202 530955**

Please note that the services within this property were not tested, also please note all room sizes are approximate measurements and into recesses & bay windows where appropriate.

## **Norwich Road, Bournemouth, Dorset, BH2 5QZ:**

UPVC double glazed front door leads into:

**Entrance Hallway:** Papered ceiling, ceiling light point and mains wired smoke detector. Under stair storage. Radiator and cupboard housing electrics, meter and consumer unit.

**Lounge Reception:** **15' 10 x 10' 2 / 4.83m x 3.10m (approx').**  
Papered ceiling with ceiling light point. UPVC double-glazed feature bay window to front aspect and radiator. TV/media point.

**Dining Room:** **14' 3 x 10' 2 / 4.34m x 3.10m (approx').**  
Papered ceiling with ceiling light point. UPVC double-glazed window to rear aspect and radiator. TV/media point. Wood laminate flooring. Door leads to:

**Kitchen:** **10' 7 x 5' 11 / 3.22m x 1.81m (approx').**  
Having sloping ceiling with ceiling light point & mains wired heat detector. UPVC double-glazed windows to rear aspect. Glazed door leads to rear garden. A range of wall & base mounted units with work surfaces over. One-and-a-half bowl single drainer sink unit with mixer tap over. Integrated electric oven with integrated hob and cooker hood over. Space for under-counter fridge, space and plumbing for washing machine. Gas central heating combination boiler.

**Ground Floor Bathroom:** Textured ceiling, ceiling light point & frosted window to rear aspect. Low-level WC, pedestal wash hand basin and panelled bath with electric shower over.

### ***Staircase from hallway to first floor landing***

**Landing:** Having papered ceiling with ceiling light point and mains wired smoke detector. UPVC double-glazed window to rear aspect. Hatch providing access to loft.

**Bedroom One:** **14' 4 x 10' 3 / 4.38m x 3.13m (approx').** Textured ceiling with ceiling light point. UPVC double-glazed window to front aspect. Radiator.

**Bedroom Two:** **14' 3 x 9' 6 / 4.35m x 2.89m (approx').** Papered ceiling with ceiling light point. UPVC double-glazed window to rear aspect. Radiator. Fitted cupboard.

**Bedroom Three:** **14' 3 x 6' 7 / 4.35m x 1.99m (approx').** Plain ceiling with ceiling light point. UPVC double-glazed window to front aspect. Radiator.

**Outside:** Courtyard style rear garden with rear access gate leading to alleyway. Laid to hard standing and fully enclosed.



