



Acres View, Broom



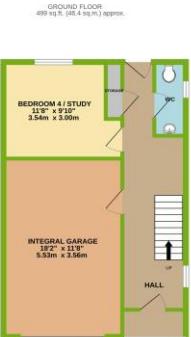
Guide Price: £260,000 to £270,000. Offered for sale with No Onward Chain is this Four Bedroom, Three Storey Semi-Detached Home which is situated within a modern development, just a stones throw away from Sitwell Junior School, with shops, popular pubs and public transport links within easy reach. Providing versatile and spacious family sized accommodation, the property in brief comprises; Entrance Hall * WC * Bedroom Four/Reception Room * Integral Garage - First Floor - Open Plan Lounge Dining Room with Juliet Balcony * Kitchen Diner with French Doors to a DECKED BALCONY WITH FIELD VIEWS - Second Floor - Three Bedrooms, Master Bedroom having En-suite Shower Room * Newly Fitted Family Bathroom - Outside - Rear Low Maintenance Garden * Off Road Parking.

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ACCOMMODATION

- Four Bedroom, Three Storey Semi-Detached Home
- Off Road Parking & Integral Garage
- Overlooking Sitwell Junior School Field
- Open Plan Kitchen Diner with Balcony and VIEWS!
- Spacious Reception Room
- Rear Low Maintenance Garden
- Off Road Parking & Integral Garage
- FREEHOLD / Council Tax Band D



1ST FLOOR
497 sq ft. (46.2 sq.m.) approx.



2ND FLOOR
499 sq ft. (46.4 sq.m.) approx.



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TOTAL FLOOR AREA: 1496 sq ft. (139.0 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplans contained here, measurements of rooms, windows, doors and any other items are approximate and no responsibility is taken for any error, omission or inaccuracy. The floorplans are for general information only and are not intended for any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee is given as to their operability or efficiency. See agent for details.



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Awaiting EPC

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