



Hudson Road, Kimberworth Park



Guide Price: £160,000 to £165,000. This beautifully presented semi-detached home is conveniently placed with amenities, schools and pubs all within walking distance. The property includes SOLAR PANELS, benefitting from reduced electricity bills and sustainable energy!

The property in brief comprises; Entrance Hall \* Lounge with Feature Fireplace \* Modern Kitchen Diner with Integral Cooking Appliances and French Patio Doors \* Converted Outbuilding Storage \* Three Bedrooms \* Bathroom \* Rear Lawn and Patio Garden \* Front Low Maintenance Garden.

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## ACCOMMODATION

- Three Bedroom Semi-Detached Home
- Beautifully Presented Throughout
- Open Plan Kitchen Diner with French Doors
- Lounge with Feature Fireplace
- Secure, Converted Outbuilding Storage
- Solar Panel Sustainable Energy - Reduce your Electric bills!
- NO ONWARD CHAIN
- Freehold / Council Tax Band A



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Energy Efficiency Rating				
Score	Energy rating	Current	Potential	
92+	A			
81-91	B			
69-80	C			
55-68	D			
39-54	E			
21-38	F			
1-20	G			
		72   C	86   B	

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