

Nobles Close, Coates, Whittlesey, PE7 2BT.



Kitchen/ Diner Aspect 1



Kitchen/ Diner Aspect 2



Lounge



Conservatory



Bedroom



Energy Performance Certificate

Draft details only may be subject to amendment
 None of the statements/measurements in these particulars should be relied on as representations of fact.
 Any applications/services mentioned should not be taken as a guarantee that they are in working order.

Harrison Rose

Estate Agents Ltd

FOR SALE



Semi-detached three bedroom family home in Coates.

Nobles Close, Coates, Whittlesey, PE7 2BT.

- VILLAGE LOCATION
- SEMI-DETACHED FAMILY HOME
- CONSERVATORY
- ENCLOSED REAR GARDEN
- GARAGE & OFF ROAD PARKING

OFFERS OVER

£195,000



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Ref: 1651

www.harrisonroseproperty.com

Ground Floor

Hall

Entrance door, door to:

Lounge 4.60m (15'1")max x 4.14m (13'7") max

Feature fireplace, radiator, laminate flooring, telephone and TV point, coving to ceiling, stairs leading to landing, uPVC double glazed window to front and side, double doors leading to:

Kitchen/Diner 4.60m (15'1") x 2.63m (8'8")

Fitted with a matching range of base and eye level units, 1 ½ sink with mixer tap, built-in electric oven with four ring gas hob and extractor hood over, space for washing machine and fridge, tiled flooring in kitchen area and laminate flooring in dining area, access to gas boiler, ceiling lights, radiator, uPVC double glazed window to rear, double doors to:

Conservatory 2.6m (8'6") x 3.00m (9'10")

UPVC double glazed window surround, tiled flooring, double doors leading to rear garden.

WC

Fitted with a two piece suite comprising a low level WC and pedestal wash hand basin, uPVC frosted double glazed window to front.

First Floor

Landing

UPVC double glazed window to side, access to loft, doors to:

Bedroom 1 3.42m (11'3") x 2.61m (8'7")

UPVC double glazed window to front, single radiator, coving to ceiling, built-in wardrobe.

Bedroom 2 2.80m (9'2") x 2.61m (8'7")

UPVC double glazed window to rear, single radiator, coving to ceiling, opening to storage cupboard.

Bedroom 3 2.30m (7'7") x 1.83m (6') plus 2.08m (6'10") x 2.08m (6'10")

UPVC double glazed window to front, single radiator, coving to ceiling.

Bathroom

Fitted with a three piece suite comprising a bath with shower over, pedestal wash hand basin and low-level WC, shaver point, frosted uPVC double glazed window to rear.

Outside

The front of the property is mainly laid to lawn with decorative gravel to the side allowing for off road parking leading to garage via an up and over door with access to power and lighting, side gate to rear garden. Enclosed rear garden mainly laid to lawn with a patio area.

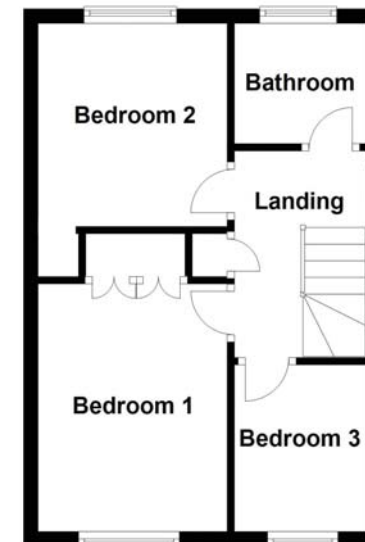
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- Call today to arrange your free valuation -

Ground Floor



First Floor



This floorplan has been drawn for illustration purposes only. Prospective purchasers should seek independent confirmation.

- To arrange a viewing, please call us 01733 202525 -