Cranfords
ESTATE AGENTS

£750,000

Local Market

Palma Nova

Vale



Cranfords are delighted to present Palma Nova to the local market. This three-bedroom detached family home is tucked away in a quiet lane just off Braye Road, within a short walk of The Bridge and it's many amenities. The ground floor features a generously sized reception room, which could be converted into a fourth bedroom if desired. The kitchen/diner flows through to another reception area, with a conservatory beyond. A separate wing accommodates a bedroom with an en-suite bathroom, offering flexibility for multi-generational living or future extension plans. On the first floor, there are two bedrooms, both with fitted wardrobes and a family bathroom. Externally, the property benefits from a large garden with a shed and ample parking. Contact Cranfords on 01481 243878 today to arrange your viewing!

- 4 Bedrooms
- Ideal Detached Family Home
- Nearby Many Local Amenities
- Generous Rear Garden & Shed
- Situated In A Quiet Lane
- TRP 143
- 2 Bathrooms
- Move in Condition Throughout
- Short Stroll To The Bridge
- Well Proportioned Rooms Throughout
- Scope To Create Wing
- LR3402

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Accommodation

Ground Floor

Entrance Hall
8' 9" x 6' 3" (2.67m x 1.91m)

Reception Room/Bedroom 4
15' 0" x 12' 0" (4.57m x 3.66m)

Reception Area
22' 0" x 10' 0" (6.71m x 3.05m)

Conservatory
12' 0" x 10' 0" (3.66m x 3.05m)

Bedroom 3
Fitted wardrobes.
18' 4" x 9' 5" (5.59m x 2.87m)

En-Suite
6' 5" x 4' 6" (1.96m x 1.37m)

First Floor

Bathroom
Four piece.
9' 0" x 7' 0" (2.74m x 2.13m)

Bedroom 1
Fitted wardrobes.
15' 3" x 12' 3" (4.65m x 3.73m)

Bedroom 2
Built in wardrobes.
12' 0" x 9' 0" (3.66m x 2.74m)

Services

Mains electricity, water and drainage. Electric central heating.









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Price Includes

Floor coverings, curtains/blinds, appliances as listed and light fittings.

Possession

By arrangement.

Viewing

Strictly by appointment.

Please Note

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If the recipient of these details should be party to negotiations or actions which seek to preclude, or are contrary to, the interests of CRANFORDS ESTATE AGENCY LTD, as selling agents, they may be liable for any fees which would otherwise have been due to CRANFORDS ESTATE AGENCY LTD.

These particulars do not constitute any part of an offer or contract. No responsibility is accepted as to the accuracy of these particulars or statements made by our staff concerning the above property. Any intending purchaser must satisfy himself to the correctness of such statements and particulars. All negotiations to be conducted.

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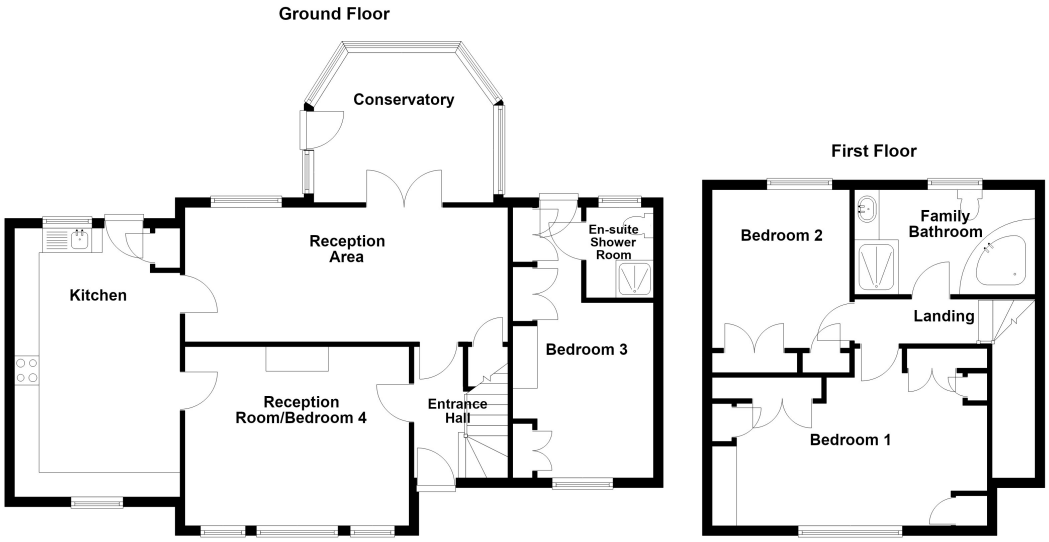





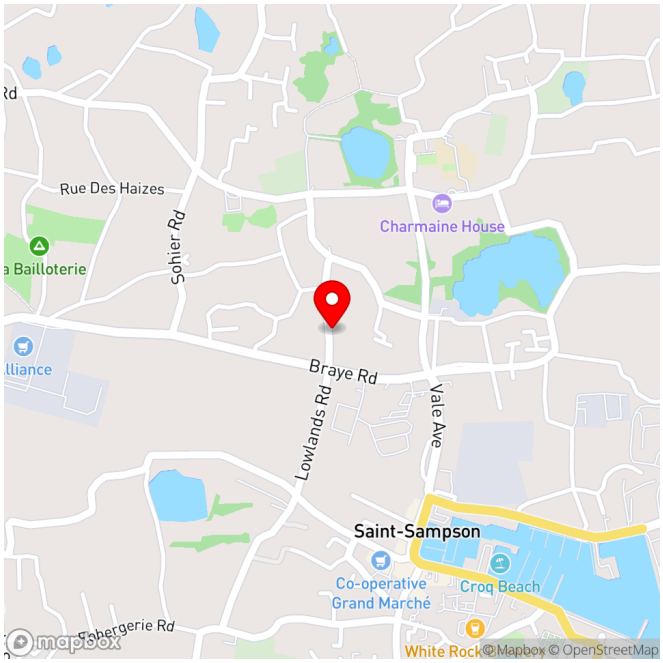

For clarification we wish to inform prospective purchasers that these sales particulars have been prepared as a general guide. They are not an offer of contract, nor part of one. You should not rely on the content therein or on statements, in writing or by word of mouth, provided by us in respect of the property, its condition or its value. We have not undertaken a detailed survey, nor tested the services, appliances and specific fittings. Room sizes are approximate and should not be relied upon for carpets and furnishings. Cranfords Estate Agents Limited.

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