

Lambfield Way



Attractive corner position within favoured 'Broom Hill' area

Ideally situated for local primary schooling

Available with immediate vacant possession

Spacious lounge, dining room and separate fitted kitchen

'Master' bedroom with ensuite

£255,000

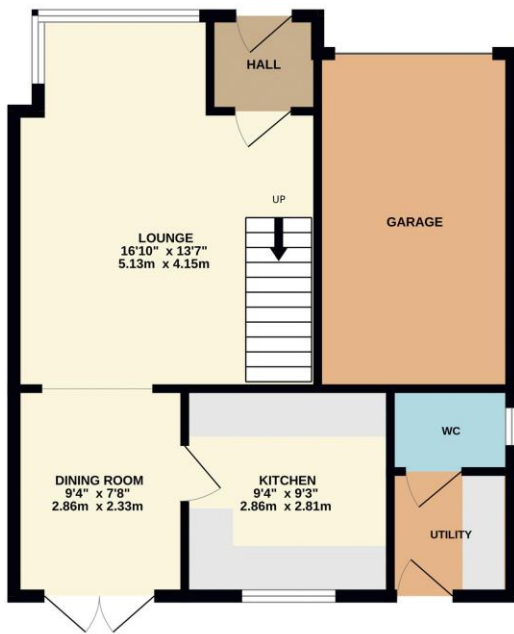




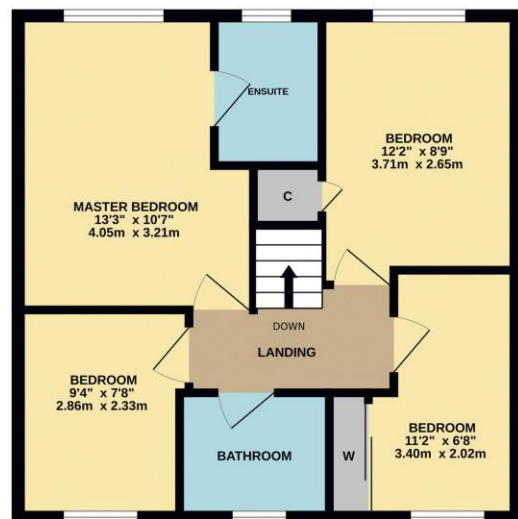
Enjoying a pleasant corner position, looking forward to 'Broom Hill' avenue, this four bedroom property is available with no forward chain. Perfectly situated for highly regarded primary schooling, whilst benefiting from a double width front drive, integral garage and established, enclosed rear garden.

Internally, the accommodation comprises an entrance hall, spacious bay-fronted lounge, open-plan dining room, fitted kitchen and utility with cloakroom/WC off, to the ground floor. Four bedrooms, 'Master' with ensuite, can be found to the first floor, along with the family bathroom.

GROUND FLOOR
566 sq.ft. (52.6 sq.m.) approx.



1ST FLOOR
506 sq.ft. (47.0 sq.m.) approx.



TOTAL FLOOR AREA : 1072 sq.ft. (99.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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“The Ingleby Barwick Experts”



Tenure: Freehold

Council Tax Band: D

EPC Rating: TBC



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