



Jenkinson realestates

Balmoral Road

Kingsdown

Asking Price £397,995

Freehold

Energy Performance Rating = E

Detached Bungalow
Front and Rear Gardens

Offering Two Double Bedrooms
No Onward Chain Complications

Driveway and Garage
Beautifully Presented

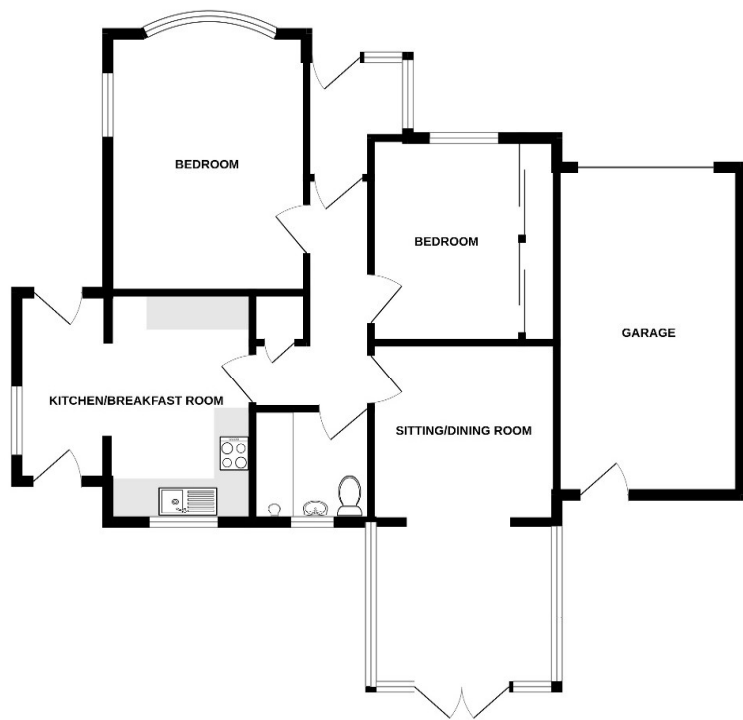
Jenkinson Estates are pleased to bring to the market this detached bungalow in the popular location of Balmoral Road, Kingsdown. This well presented bungalow comes to the market with no onward chain complications and really must be viewed to be appreciated. The accommodation is spacious throughout including a living / dining room, which is over 20ft in length and opens onto the rear gardens. The property continues with a kitchen / breakfast room, two double bedrooms, one of which is bay fronted, the other having fitted wardrobes. The family shower room completes the accommodation. Externally the rear gardens are landscaped and offer multiple seating areas including an area which is gravelled. The property is double glazed throughout and has a gas fired central heating system. All viewings are strictly by appointment via the Sole Agent Jenkinson Estates



Council Tax Band D



GROUND FLOOR



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, fixtures and appliances shown here are not listed and no guarantee as to their availability or efficiency can be given.
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Accommodation

Entrance Via;

Porch

Hallway

Living / Dining Room

21'2" x 11'0" (6.45m x 3.35m)

Kitchen / Breakfast Room

13'9" x 12'10" (4.19m x 3.91m)

Bedroom One

15'10" x 11'3" (4.83m x 3.43m)

Bedroom Two

11'6" x 10'5" (3.51m x 3.18m)

Shower Room

6'10" x 6'8" (2.08m x 2.03m)

Driveway and Garage

Front and Rear Gardens

Jenkinson Estates

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Important Notice - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

