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Independent Estate Agents and Valuers



45, The Thatchers, Bishop's Stortford, Herts, CM23 4FL

£279,950

A well presented two bedroom mid terraced house which is located on the popular St Michaels Mead development. The property benefits from double glazing and gas central heating.

The accommodation comprises: Entrance hall, sitting room, modern refitted kitchen/dining room, two good sized bedrooms and a refitted bathroom with a white suite.

The enclosed rear garden has an artificial lawn for easy maintenance. To the front of the property are two off-road parking spaces. There is a country park close to the property and open countryside is also within walking distance. The town centre is about one and a half miles away.

Bishop's Stortford is off junction 8 of the M11 and the mainline railway station provides a 45 minute service into London Liverpool Street Station via the Stansted Express. Stansted International Airport is an easy drive from the property. EPC Band C.

Covered Porch

Outside light. Front door to

Entrance Hall

Stairs to the first floor.

Sitting Room

14'5" x 10'9" (4.39m x 3.28m)

Feature vertical radiator.



Kitchen/Dining Room

14'1" x 9'9" (4.29m x 2.97m)

Refitted with an extensive range of gloss white units and granite effect work surfaces which incorporate: Bosch stainless steel oven, ceramic hob, cooker extractor hood, fridge/freezer, dishwasher and washing machine.



First floor landing

Bedroom One

14'1" x 11'4" (4.29m x 3.45m)



Bedroom Two

12'8" x 7'5" (3.86m x 2.26m)



Bathroom

6'4" x 6'3" (1.93m x 1.91m)

Fitted with a modern white suite.



Rear Garden

Just over 35' in length.



Front Garden

Off-Road Parking

There are two allocated parking spaces immediately to the front of the house.

Disclaimer

For clarification, we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out survey, not tested the services, appliances or specific fittings and any mention of such items does not imply that they are in working order. Room sizes are approximate and should not be relied upon for carpets and furnishings. Photographs are for illustration only and may depict items which are not for sale or included in the sale of the property. Any stated plot size is intended merely as a guide and has not been officially measured or verified. We have not checked the legal documents to verify the freehold/leasehold status of the property and purchaser is advised to obtain clarification from their solicitor or surveyor. MONEY LAUNDERING REGULATIONS 2003. Intending purchaser will be asked to produce identification documents and we would ask for your co-operation in order that there be no delay in agreeing the sale.

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