

£280,000.

Energy Efficiency Rating: D

Glebe Road, Bath, BA2 1JB.

Home Estate Agents are pleased to offer this substantial, stone built, extended 3 bedroomed semi-detached family home situated in a popular residential area of Southdown. The property boasts gas central heating, double glazing, large rear gardens and offered with no onward chain. Phone 01225 463006 for an internal inspection.









Home Estate Agents are pleased to offer this substantial, stone built, extended 3 bedroomed semi-detached family home situated in a popular residential area of Southdown. The property boasts gas central heating, double glazing, large rear gardens and offered with no onward chain. The sizable accommodation briefly comprises: - Entrance hall, lounge, dining room, extended kitchen, WC, rear lobby, 3 bedrooms, bathroom, gardens to front and the rear. The property is conveniently located for local convenience shops and schooling. An early inspection is highly recommended. Phone 01225 463006 to arrange an internal inspection.

Entrance Hall:
Entrance via replacement front door, stairs rising to first floor landing, radiator, door to:-

Lounge: 4.28m(max) x 3.77m(max)
Double glazed window to front aspect, feature fireplace with surround and hearth, raised TV display areas, radiator, TV point, wall light points, understairs cupboard, archway to: -

Dining Room: 2.72m x 2.72m
Double glazed window to rear aspect, radiator, doorway to:-

Kitchen: 4.86m(max) x 2.68m(max)
Extended kitchen with single drainer stainless steel sink unit with mixer tap, full range of base level and wall units, gas cooker point, plumbing for washing machine, fitted work surfaces, tiled splashbacks, stainless steel canopy extractor fan, radiator, double glazed window to rear aspect, space for fridge freezer, door to WC and door to rear lobby.

WC:
White low flush WC, double glazed window to rear aspect, tiled splashbacks.

Rear Lobby:
Double glazed lobby with fitted power and double glazed door to rear garden.

First Floor Landing:
Access to loft, double glazed window to side aspect, doors to :-

Bedroom: 4.68m x 3.78m
2x double glazed windows to front aspect, radiator, picture rails and fitted wardrobe.

Bedroom: 3.65m(max) x 2.84m(max)
Double glazed window to rear aspect, radiator, cupboard containing Vaillant gas combi boiler, fitted cupboard.

Bedroom: 2.72m x 2.18m
Double glazed window to rear aspect, radiator, fitted cupboard with top boxes.

Shower Room:
Walk in shower cubicle with electric shower unit, low flush WC, wash hand basin with vanity unit under, radiator, extractor fan, double glazed window to rear aspect.

Parking:
There is parking on street.

Front Garden:
Gate and path to front door, rockery, shrubs and mature bushes.

Rear Garden:
Large rear garden laid to patio area, lawn with flower borders, vegetable patch and sunken patio area to the rear, established trees borders and shrubs.

For further details or to arrange an internal inspection, please contact us on 01225 463006 or email us on sales@ahea.co.uk

www.ahea.co.uk

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26 Glebe Road
Bath
BA2 1JB

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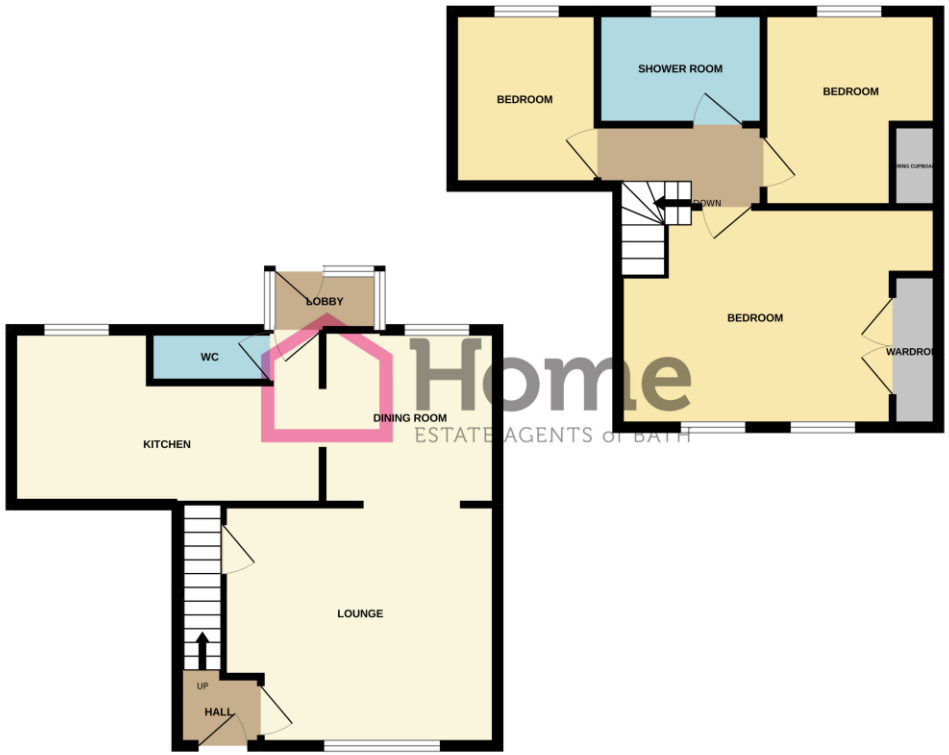
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Home
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