

*Russell & Butler*

independent estate agents

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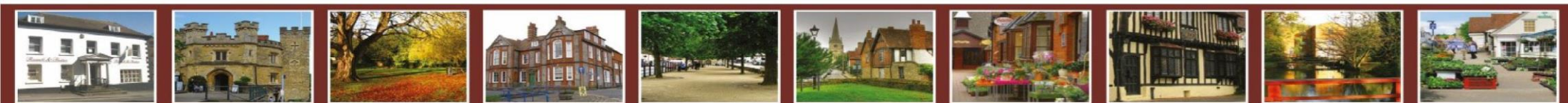


**Longlands Walk, Winslow, MK18 3QB**

**Asking Price £229,995.00 Freehold**

Offered for sale with No Onward Chain, a two bedroom mid terrace property overlooking a quiet green and within walking distance into Winslow town and all its amenities. The property would make an ideal first time or investment purchase and benefits from gas to radiator central heating and UPVC double glazing. Accommodation comprises: Entrance/dining hall, kitchen, sitting room with door leading out onto the garden, first floor landing, two bedrooms and bathroom with white suite.

Enclosed south facing gardens to the rear and an allocated parking space. EPC rating D.



### **Entrance Hall**

*9' 4" X 5' 8" (2.85m X 1.75m)*

Upvc double glazed door to dining hall, open through to kitchen, part glazed door to sitting room.

### **Kitchen**

*9' 10" X 5' 7" (3.00m X 1.72m)*

Upvc double glazed window to front aspect, built in four ring gas hob, electric oven, inset one and a quarter, sink unit with Monobloc mixer tap with cupboard under. Space and plumbing for washing machine, space for tall fridge freezer, ceramic tiling to walls. Full range of wall, drawer and base units with glazed display cabinet and work tops.

### **Sitting Room**

*13' 3" X 11' 7" (4.04m X 3.54m)*

Upvc double glazed window to rear aspect, Upvc double glazed door to rear garden, double panel radiator, stairs rising to first floor.

### **First Floor Landing**

Built in shelving unit. Access to spacious loft space, partially boarded with light.

### **Bedroom One**

*10' 1" X 11' 7" (3.09m X 3.55m)*

Two double glazed windows to rear aspect, double panel radiator, built in wardrobes.

### **Bedroom Two**

*10' 8" X 5' 9" (3.27m X 1.77m)*

Upvc double glazed window to front aspect, radiator, built in storage cupboard.

### **Family Bathroom**

*7' 9" X 5' 7" (2.37m X 1.71m)*

White suite of panelled bath with power shower over, low level WC, wash hand basin. Light and shaver point, ceramic tiling to walls, Upvc double glazed window to front aspect. Airing cupboard housing water tank with immersion heater, inset slated shelves.

### **Outside**

#### **Front Aspect**

Open plan front garden overlooking a lovely green, meter cupboard housing gas fired boiler serving radiator central heating.

#### **Rear Garden**

Fully enclosed south facing rear garden with gated pedestrian access, paved patio, paved pathway, established trees and planting. Timber storage shed.

#### **Please Note**

All mains services connected.

EPC Rating: D

Council Tax Band: B

N.B.

Measurements on floor plan are approximately due to amongst other things wall thickness etc. These are therefore not to be relied on. For more accurate measurements, please see full property brochure when the measurements are both shown in imperial and metric.

#### **Mortgage Advice**

If you require a mortgage, we highly recommend that you speak to our Independent Mortgage Adviser Clare Jarvis. Clare is associated with Mortgage Advice Bureau which is one of the largest and best broker firms in the country, having access to the whole of market and due to the volume of mortgages they place often get exclusive rates not available to others too. Please contact us for further information.





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All measurements are within 3 inches. Russell & Butler have not tested any apparatus, equipment, fixtures or services and it is in the buyer's interest to check the working condition of any appliances. These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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