



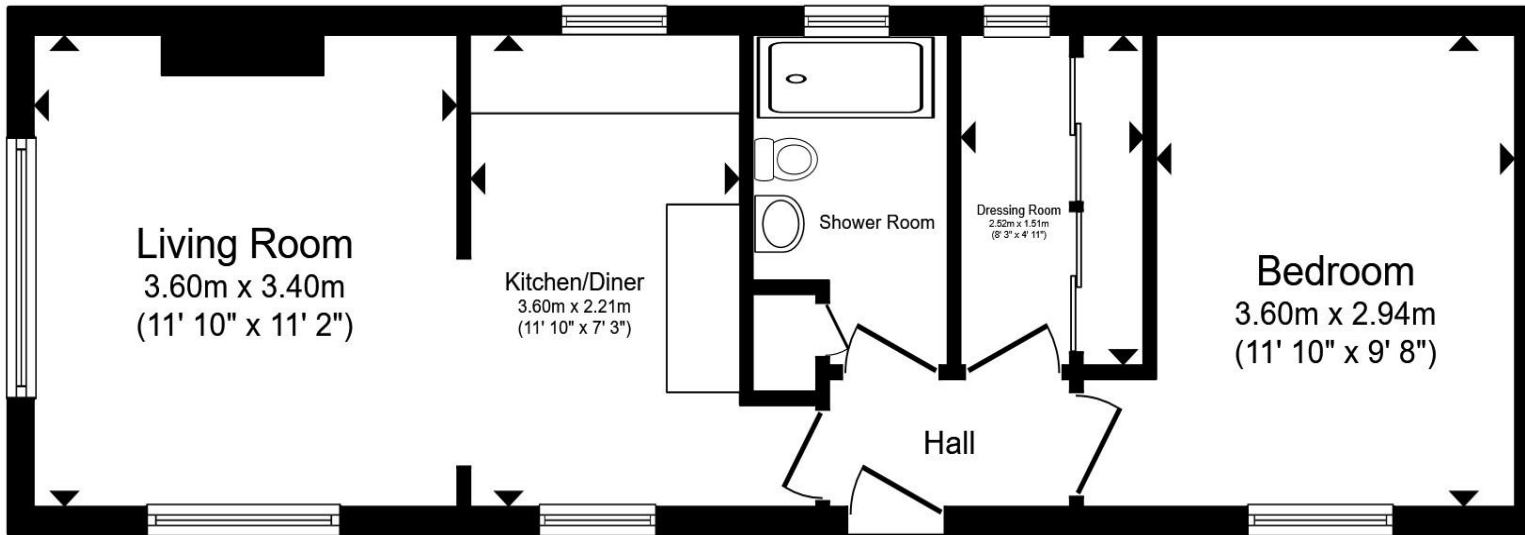
Manor Avenue, St. Johns Priory Lechlade GL7 3HN

welcome to

Manor Avenue, St. Johns Priory Lechlade

Situated in ever-popular St John's Priory, Lechlade, this well-presented park home is offered with no onward chain. Updated throughout, it features an entrance hall, open-plan lounge/kitchen, two bedrooms, re-fitted shower room, and a wrap-around plot with driveway, close to town and riverside pub.





Entrance Hall

Lounge

Kitchen

Bedroom One

**Bedroom Two/Walk In
Wardrobe**

Shower Room

Garden

Parking

Total floor area 43.6 m² (470 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

welcome to

Manor Avenue, St. Johns Priory Lechlade

- Single Unit Park Home
- Two Bedrooms
- No Onward Chain
- Lounge
- Modern fitted kitchen

Tenure: EPC Rating: Exempt
Council Tax Band: A

We are currently awaiting Tenure details. For further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.

£85,000



Please note the marker reflects the postcode not the actual property

view this property online allenandharris.co.uk/Property/HWT106652



Property Ref:
HWT106652 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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