

St. Julians Road,

Guide Price £265,000 - £275,000

- Attractive Semi-Detached House
- Spacious Open-Plan Lounge/Dining Room with Bay Window and Patio Doors
- Modern Fitted Kitchen
- Three Well-Proportioned Bedrooms
- Front and Rear Gardens with Convenient Side Access
- Excellent Location Close to Schools, Shops, Local Amenities and M4 Motorway Links
- EPC Rating: D



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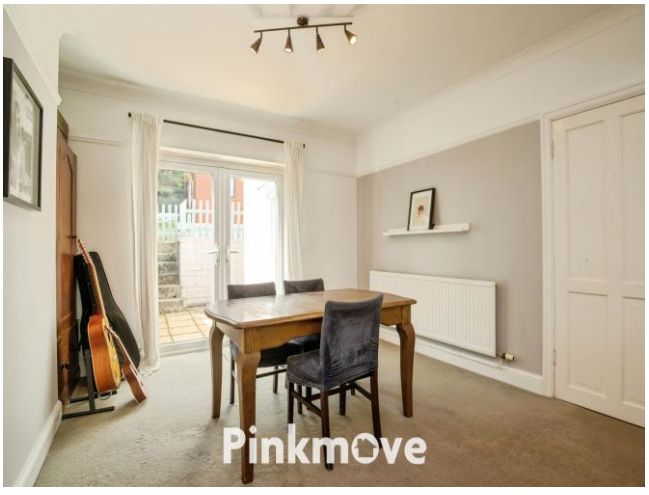
About the property



We are delighted to present this attractive traditional three-bedroom semi-detached home, offering beautifully maintained accommodation in a highly sought-after location. Ideally situated with excellent access to the M4 motorway, the property is perfect for commuters and benefits from being close to a range of local schools, shops and everyday amenities.

This modernised property effortlessly combines character features with modern comforts, making it an excellent choice for families, first-time buyers and those looking to upsize.

Upon entering, you are welcomed by a bright and inviting entrance hall, providing access to the main living accommodation. The spacious open-plan lounge/dining room is filled with natural light, featuring a bay-fronted window and patio doors opening onto the rear garden, creating a versatile space ideal for both everyday living and entertaining.
The kitchen is fitted with a range of contemporary white gloss units, complemented by a built-in stainless-steel oven and hob, offering both style and practicality.



To the first floor, there are three well-proportioned bedrooms and a family bathroom fitted with a white suite and shower over the bath.

Externally, the property benefits from gardens to both the front and rear, together with convenient side access. The enclosed rear garden provides a private outdoor space, perfect for relaxing, entertaining guests or enjoying family time.

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Accommodation

Hall

Living Room

Kitchen

Landing

Bedroom 1

Bedroom 2

Bedroom 3

Bathroom

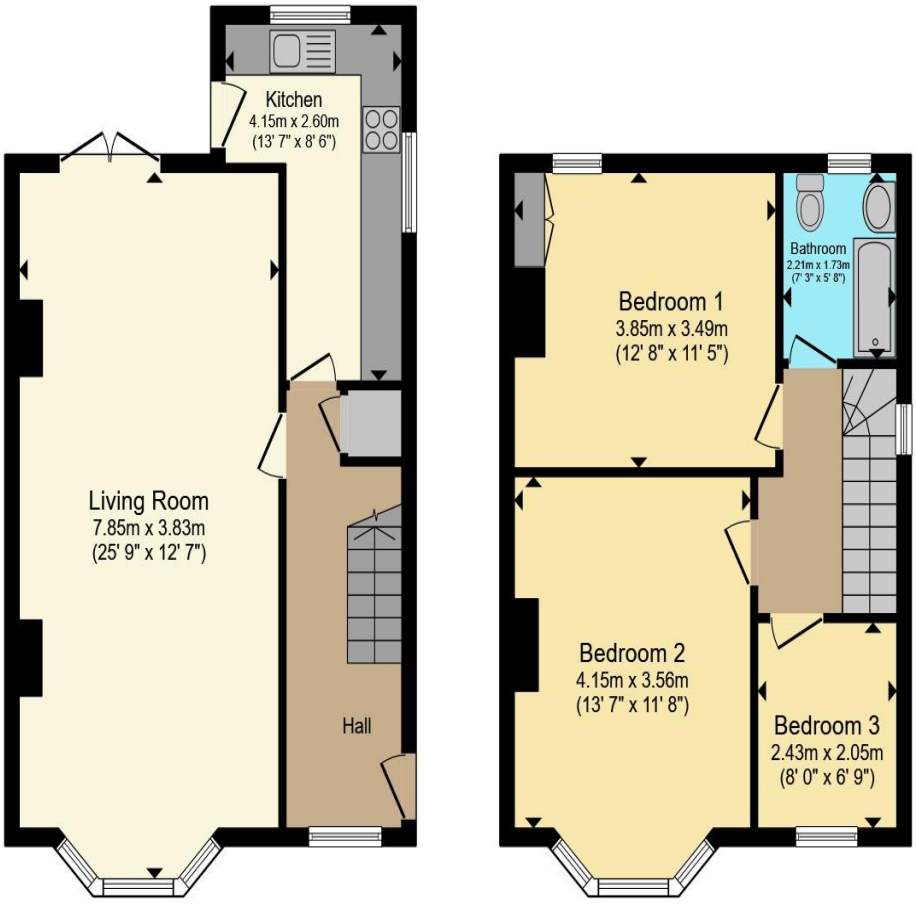
Agents Note:

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

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Floorplan



Total floor area 93.8 sq.m. (1,009 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.focalagent.com

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Important Information

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