



108 Cumberland Way, Dibden SO45 5TW

paul jeffreys



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A 1980s BUILT SEMI-DETACHED HOUSE

Gas central heating, double glazing, plastic fascias, good sized garage. NO CHAIN.

ACCOMMODATION

Entrance vestibule, lounge, kitchen/dining room, 2 bedrooms, bathroom

ENTRANCE VESTIBULE Door to:

LOUNGE c.3.96m x 5.31m (13' x 17'5"). Two radiators, staircase to first floor, thermostat.

KITCHEN c.3.96m x 2.19m (13' x 7'2"). Part tiled walls, inset twin bowl enamel sinks with adjoining worktop, low level cupboards and space for washing machine, separate plumbing. Cooker space with electric cooker point, further worktop with low level cupboards and drawers, range of wall cupboards, space for fridge/freezer, wall mounted 'Glow-Worm' gas boiler for central heating and hot water.

LANDING Acces to roof space.

BEDROOM 1 c.3.96m x 2.87m (13' x 9'5"). Radiator.

BEDROOM 2 c.3.96m x 2.77m (13' x 9'1"). Airing cupboard with lagged hot water cylinder, radiator.

BATHROOM Part fully tiled walls, panelled bath with 'Mira Sport' electric shower over, hand basin, low level WC suite, towel radiator.

OUTSIDE Driveway to ATTACHED GARAGE c.6.91m x 2.44m (22'8" x 8'). With up and over door, personal door and electricity connected. The garde to the front is open plan and laid to lawn. The rear garden has a paved and concrete area, area of lawn with shrubs and bushes. Outside tap.

COUNCIL TAX BAND To be advised.

EPC RATING To be advised.

TENURE The Agents are advised this property is FREEHOLD.

GROSS SQUARE MEASUREMENTS 67.8 sq. metres (739.8 sq. feet) approx.

DIRECTIONS Leave Hythe via New Road and Langdown Lawn passing the hospital on your left. At the roundabout take 3rd exit into Upper Mullins Lane, which leads into Challenger Way and after just over one mile turn left into Cumberland Way where the property will be seen just past the junction with Capella Gardens, indicated by our For Sale board.

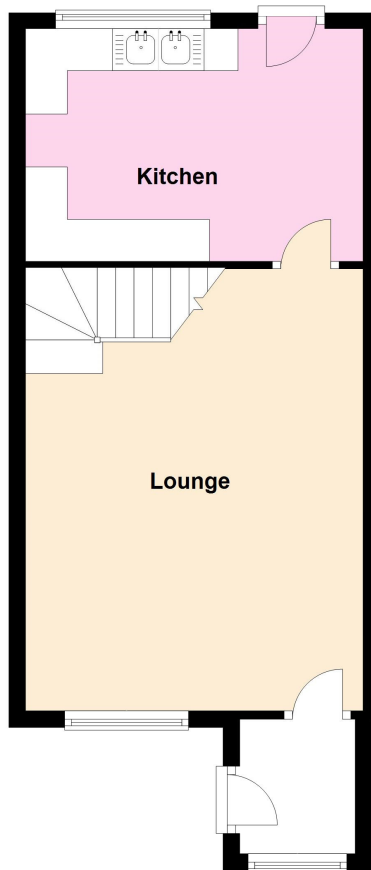
NOTE PAUL JEFFREYS HAVE NOT TESTED ANY APPLIANCE MENTIONED IN THESE PARTICULARS, INCLUDING CENTRAL HEATING AND SERVICES AND CANNOT CONFIRM THAT THEY ARE IN WORKING ORDER. ALL PHOTOGRAPHS ARE FOR GUIDANCE AND ITEMS WITHIN THE PHOTOGRAPHS MAY NOT BE INCLUDED IN THE SALE.

VIEWING STRICTLY BY APPOINTMENT – OPEN 7 DAYS A WEEK.

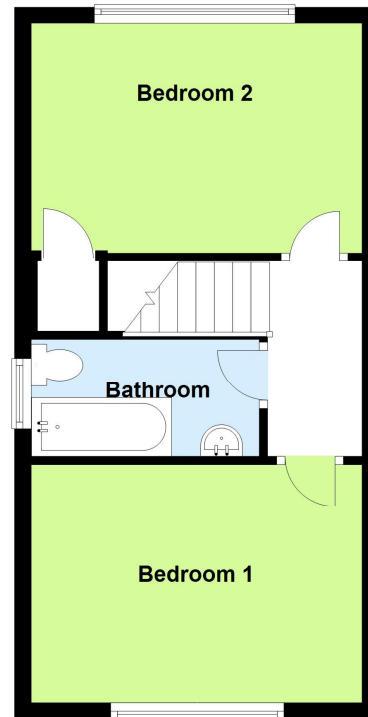
JRS/HC/07.18



Ground Floor



First Floor



IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

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