



9 Forum Court

Offers Over £225,000

🛏️ 3 🚿 1 🚗 1

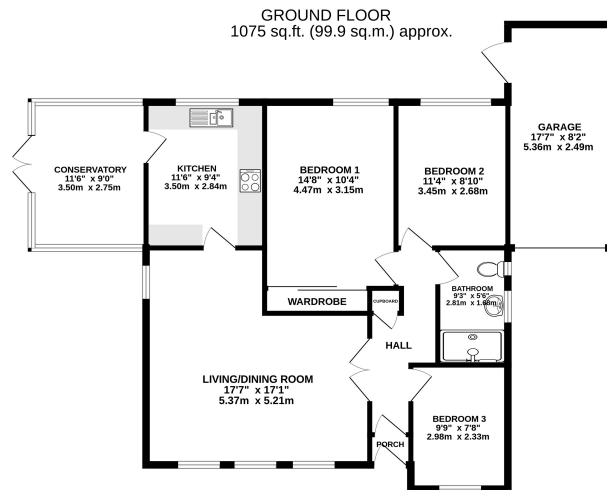


- Please Quote Ref: AH0284 For All Enquiries
- Corner Plot
- Impressive L-Shaped Reception Space
- South Facing Wrap-Around Garden
- No Onward Chain
- Detached Bungalow
- Three Bedrooms
- Conservatory Off The Kitchen
- Long Driveway & Garage With Garden Access
- Sought After Cul-De-Sac

A well proportioned detached three bedroom bungalow within a really desirable cul-de-sac location in The Chesters.

Although well presented throughout, this home is in need of refurbishment, allowing the next owners the chance to add their own stamp where necessary. With three bedrooms, a modern shower-room plus a really generous L-shaped reception room, this home also benefits from a conservatory that allows access to the substantial South facing wrap around garden, a lengthy driveway as well as an attached garage that also offers direct garden access.

Living with The Chesters has always been of interest to prospective buyers and we expect this bungalow to be no different. Be quick before you miss out.



TOTAL FLOOR AREA: 1075 sq.ft. (99.9 sq.m.) approx.
While every attempt has been made to ensure the accuracy of the figures reported here, measurements of areas, volumes, mass and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for information purposes only and should not be used for any prospective purchase. The number, content and quantity of items shown are not limited and no guarantee as to their quantity or efficiency can be given.
Mark and Margaret (2022)

24/01/2023, 19:13

Energy performance certificate (EPC) - Flat or energy certificate - GYK13K

Energy performance certificate (EPC)		
9 Forum Court BURNHEDDEN NED2 8LH	Energy rating C	Valid until: 22 January 2033 Certificate number: 2165-4209-1170-4009-7121
Property type	Detached bungalow	
Total floor area	80 square metres	
Rules on letting this property		
Properties can be let if they have an energy rating from A to E.		
You can read guidance for landlords on the regulations and exemptions https://www.gov.uk/guidance/landlords-on-the-requirements-and-exemptions		

<https://find-energy-certificates.gov.uk/energy-certificates/2165-4209-1170-4009-7121?type=buy>

1/8