



Crowhurst Drive, Braunstone Town

Offers Over £265,000



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## Crowhurst Drive, Braunstone Town

A well presented three bedroomed traditional Jelson built semi-detached home in a popular position just off Kingsway in Braunstone Town. The property is offered to the market with no upward chain and has the significant benefit of planning approval for a single storey extension to the rear and a double storey extension to the side. (Ref 23/0671/HH) Blaby District Council.







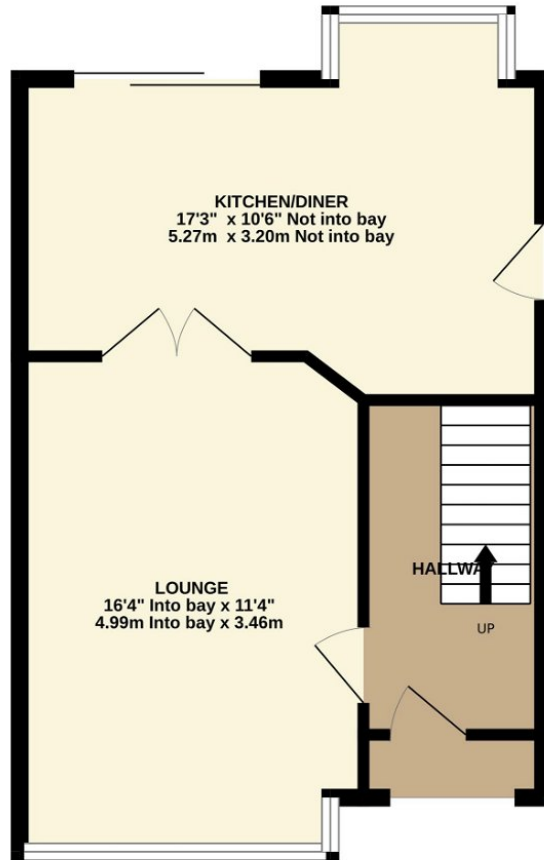




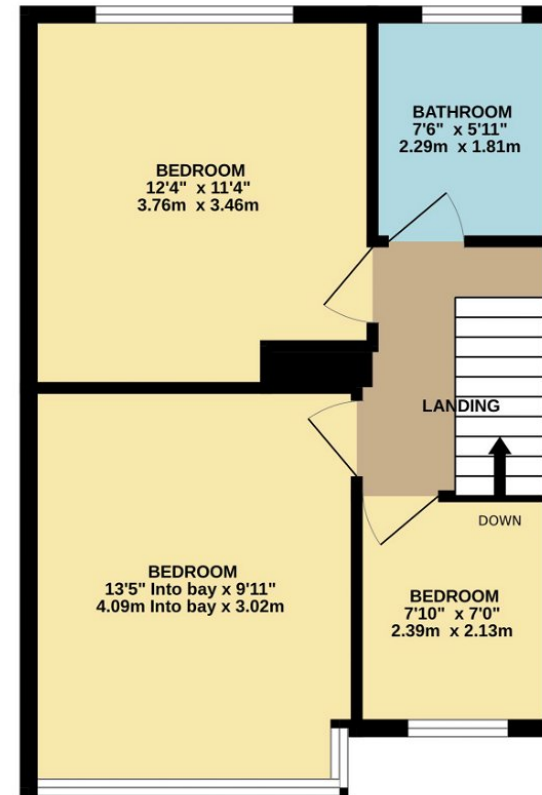




GROUND FLOOR  
442 sq.ft. (41.0 sq.m.) approx.



1ST FLOOR  
424 sq.ft. (39.4 sq.m.) approx.



TOTAL FLOOR AREA : 866 sq.ft. (80.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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By law we carry out verification checks and proof of fund checks.

The details are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted. We have not tested any services or appliances and purchasers are advised to satisfy themselves as to the working order and condition.

Floor plans do not reflect exact dimensions or exactly replicate the layout of the property.

Referral Fees: EPC: up to £50. Mortgage: up to £500. Conveyancing up to £300. Survey: up to £50 all plus vat.

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