



Asking Price £190,000

Novahomes are delighted to present this modern three-bedroom end terrace family home, tucked away in a quiet, off-road location within Ernesettle. Offering well-proportioned living accommodation, this beautifully presented property is ideal for families or first-time buyers. Upon entering, you are welcomed by a spacious entrance hall, leading to a well-equipped kitchen and a bright, airy open-plan living and dining area. Sliding patio doors open onto a delightful landscaped rear garden, perfect for relaxing or entertaining. The first floor comprises three well-sized bedrooms and a family bathroom. Additional benefits include double glazing, gas central heating, and the added convenience of no onward chain. This home is perfectly positioned for those who love the outdoors, with beautiful walks and natural spaces nearby, providing a tranquil escape. Families will appreciate the excellent schooling options, with four schools within a mile—two rated 'Good' and two rated 'Outstanding' by Ofsted. Don't miss out on this fantastic opportunity—contact Novahomes today to arrange your viewing!

novahomes

Established 2008

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Gravesend Walk, Ernesettle, PL5 2DE

Accommodation Comprises

Ground Floor

Entrance Hall

Lounge Area - 12`7" x 10`10" (3.84m x 3.30m)

Dining Area - 9`9" x 8`5" (2.97m x 2.57m)

Kitchen - 11`6" x 8`5" max (3.51m x 2.57m max)

First Floor

Landing

Bedroom 1 - 12`7`` max x 10`5`` (3.84m max x 3.18m)

Bedroom 2 - 10`6`` x 8`11`` (3.20m x 2.72m)

Bedroom 3 - 10`9`` x 6` (3.28m x 1.83m)

Bathroom -

Outside: -

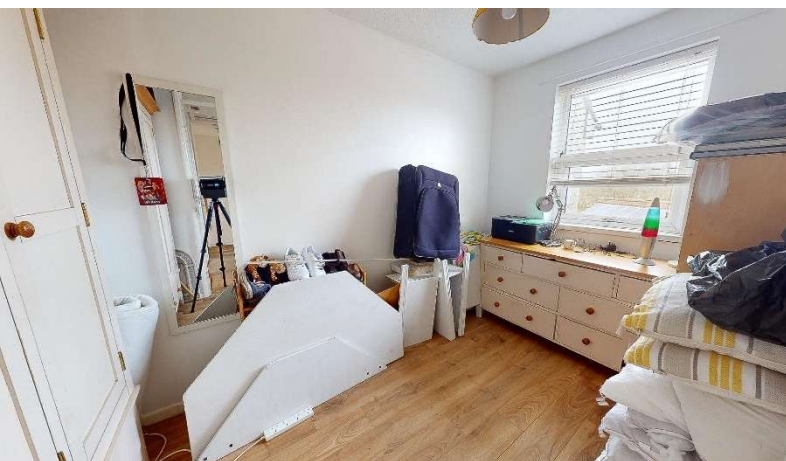
Front - The front of the property is approached via a small garden and pathway leading to the covered main entrance and an outside storage shed

Rear – The property benefits from a private enclosed landscaped rear garden, with planted shrub borders, a decked seating area and patio seating areas. Accessed from the dining room via sliding patio doors.

Viewing Arrangements

Viewing strictly by appointment through the agent. Please respect the occupier's privacy and do not make an approach by knocking on the door.







Notice: Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All measurements are approximate and photographs provided for guidance only.



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The



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ESTATE AGENTS**

**NO SALE
NO FEE**

