

Highbury

Forest



Cranfords are delighted to present Highbury to the local market. This well-maintained three-bedroom bungalow is ideally situated on Le Bourg, just a short walk from Forest Stores and a range of nearby amenities, offering excellent convenience. Upon entering, you are welcomed by a spacious entrance hall which provides access to the main accommodation. The generous lounge offers a comfortable and inviting space for everyday living, while all three bedrooms are positioned to the rear of the property, overlooking the garden and benefiting from a peaceful aspect. The well-appointed kitchen/diner is fully equipped with a range of appliances and offers ample space for a dining table or the addition of a central island, making it an ideal hub for family life and entertaining. A practical utility room is conveniently located just off the kitchen, providing additional storage and functionality. Externally, Highbury boasts ample parking to the front and a beautifully maintained, low-maintenance rear

- ✓ 3 Bedrooms
- ✓ Ideal Downsize Opportunity
- ✓ Nearby Local Amenities
- ✓ Ample Parking
- ✓ TRP138
- ✓ 1 Bathroom
- ✓ Move in Condition Throughout
- ✓ Scope To Extend
- ✓ Rear Low Maintenance Garden & Shed
- ✓ LR3387

garden. The generous outdoor space provides the perfect setting for entertaining guests, outdoor dining, or simply relaxing in a private and tranquil environment. Offering spacious single-level living in a desirable location, Highbury is sure to appeal to a wide range of buyers. To arrange your viewing, please contact Cranfords on 01481 243878 today.



Accommodation

Ground Floor

Entrance Hall

Max.
24' 5" x 12' 3" x 3' 9" (7.44m x 3.73m x 1.14m)



Lounge

Working coal fireplace.
17' 6" x 15' 10" (5.33m x 4.83m)

Bedroom 2

12' 0" x 9' 9" (3.66m x 2.97m)

Bedroom 3

9' 8" x 8' 10" (2.95m x 2.69m)

Bathroom

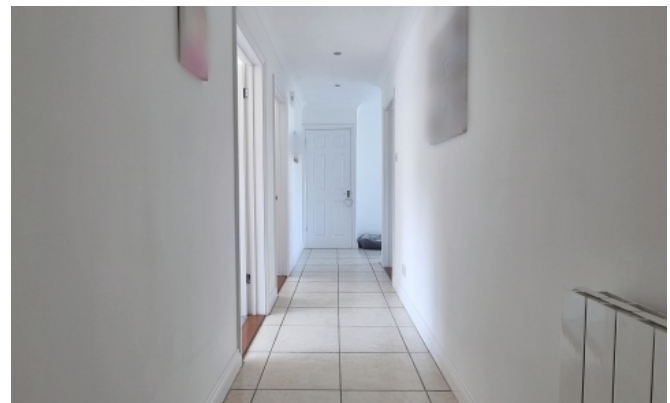
7' 3" x 7' 1" (2.21m x 2.16m)

Bedroom 1

11' 8" x 10' 8" (3.56m x 3.25m)

Kitchen/Diner

Appliances include Belling four ring hob, Hotpoint double oven, Russell Hobbs microwave, Bosch dishwasher & Neff extractor fan.
16' 3" x 10' 7" (4.95m x 3.23m)



Utility

Appliances include Hotpoint tumble dryer & Hotpoint freezer.

9' 2" x 5' 0" (2.79m x 1.52m)

Services

Mains electricity & water. Cesspit drainage. Oil central heating.

Price Includes

Floor coverings, curtains/blinds, appliances as listed and light fittings.

Possession

By arrangement.

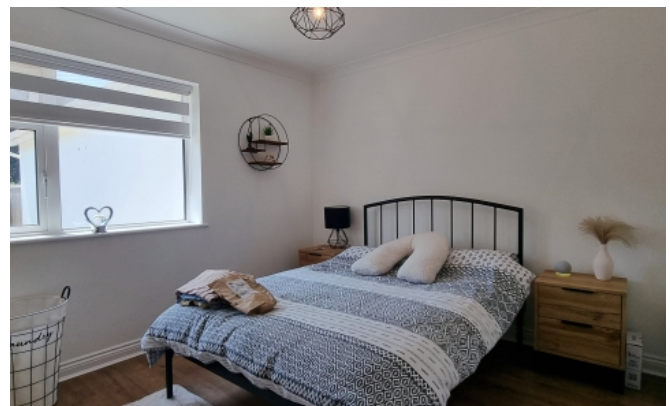
Viewing

Strictly by appointment.

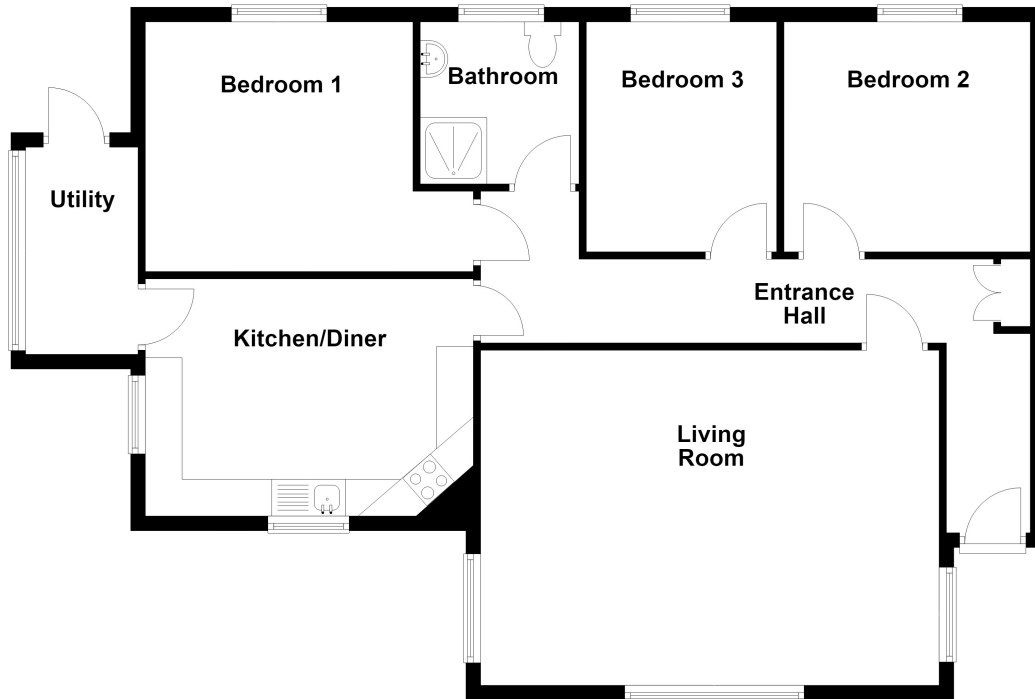
Please Note

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Ground Floor



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