



ALASTAIR SAVILLE
ESTATE AGENTS

6 Pimbley Grove West

Guide Price £170,000

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- Semi Detached House
- Three Bedrooms
- Lounge And Dining Room
- In Need Of Updating Throughout
- Scope To Extend
- Popular Cul De Sac Location
- No Onward Chain
- EPC Rating- G
- Council Tax Band- C



SEMI DETACHED HOUSE IN POPULAR LOCATION ON ALT ESTATE, QUIET CUL DE SAC, IN NEED OF UPDATING WITH SCOPE TO EXTEND IF NEEDED, THREE BEDROOMS, ENCLOSED GARDENS, OFF ROAD PARKING AND GARAGE. NO ONWARD CHAIN. BE QUICK! A rare opportunity to acquire one of these three bedroom semi detached family homes in Pimbley Grove West. The property does require updating throughout but also offers buyers the scope to extend further, if needed, subject to the necessary planning consents. The accommodation comprises entrance porch, hallway, lounge, dining room, kitchen and integral garage with utility space to the ground floor. To the first floor are three bedrooms and the bathroom. Externally there are enclosed gardens with a useful outhouse to the rear and a large driveway, garage and gardens to the front. No onward chain we would recommend an early viewing.



6 Pimbley Grove West, L31 5JR

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		72
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G	12	
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



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