ABODE
SALES & LETTINGS

Brackenwood Road, DE15 9PU

Asking Price £219,999



https://www.abodemidlands.co.uk







This three-bedroom end-of-terrace home offers a practical layout with plenty of space to spend time together. A generous lounge diner leads into a bright conservatory overlooking the rear garden, while a separate kitchen and utility room keep everyday tasks out of the main living space. Upstairs are three bedrooms and a family bathroom. Outside, a broad paved frontage provides off-road parking, and the enclosed garden combines a patio with an area of lawn.

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Accommodation

Ground floor

The entrance hall leads into a long lounge diner, with room for a substantial seating area at one end and a dining table at the other. A fireplace forms a focal point in the sitting area, while glazed doors beside the dining space open into the conservatory. With windows on three sides and doors onto the patio, the conservatory gives the home another place to sit and enjoy the garden.

The kitchen is arranged with cupboards and work surfaces on both sides, centred around a range-style cooker. A window looks out to the side of the house, and a separate utility room provides further storage, space for laundry appliances and a door outside.

First floor

The principal bedroom has space for a double bed and additional furniture. The second bedroom is also a good size, while the smaller third bedroom is currently shown as a nursery and could equally serve as a study. The family bathroom has a bath with a shower over it, a washbasin, WC and heated towel rail.

Outside

The paved frontage offers generous off-road parking. To the rear, a patio sits immediately outside the conservatory, providing space for outdoor seating and dining. A lawn extends beyond it, with fencing enclosing the garden.


















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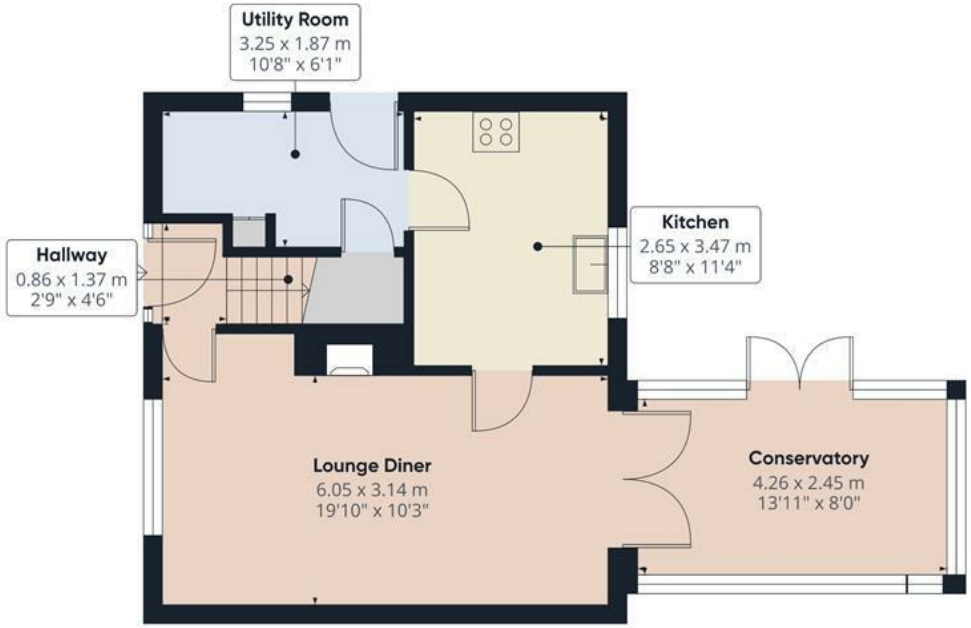
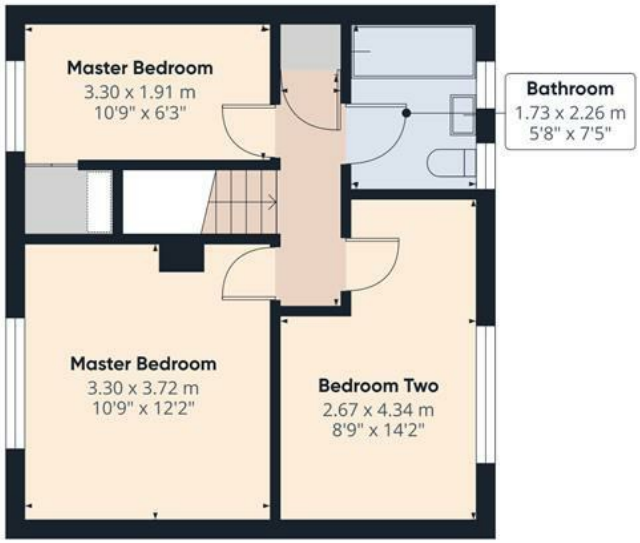


Floor 0



Floor 1



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Approximate total area(1)

86.6 m²

932 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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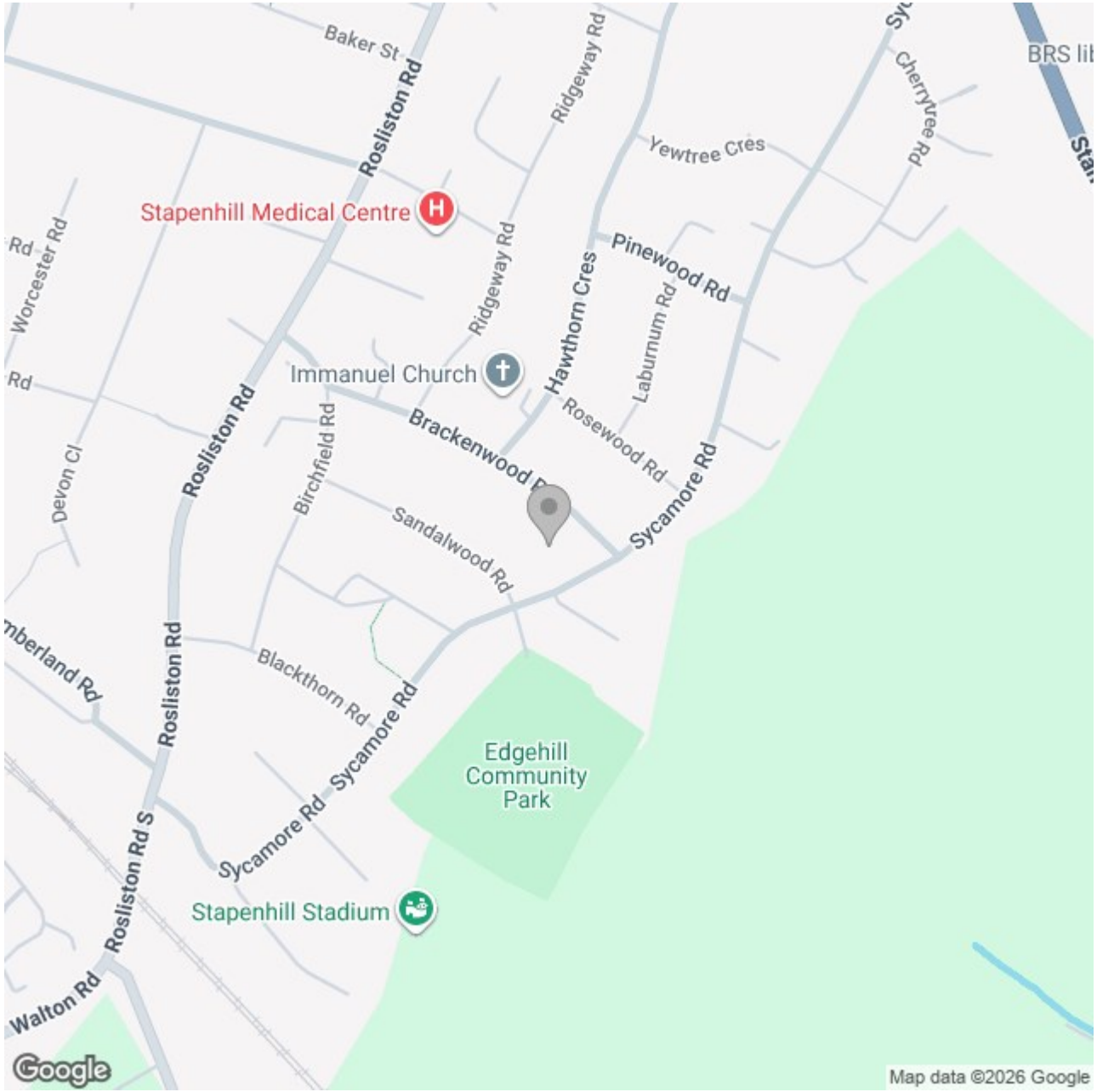

Energy Efficiency Rating

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

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