



Town & Country

Elm Avenue, Caddington  
£465,000



## Elm Avenue

Caddington

- Immaculate Condition Three Bedroom Semi
- Recently Re-Furnished Throughout
- Good Sized Family Lounge
- Large Kitchen/Diner with Re-Fitted Units etc
- Three Great Sized Bedrooms
- Upper Floor Bathroom
- Driveway and Garage Parking
- Excellent Condition Throughout
- Must Be Viewed - Call Town and Country

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D



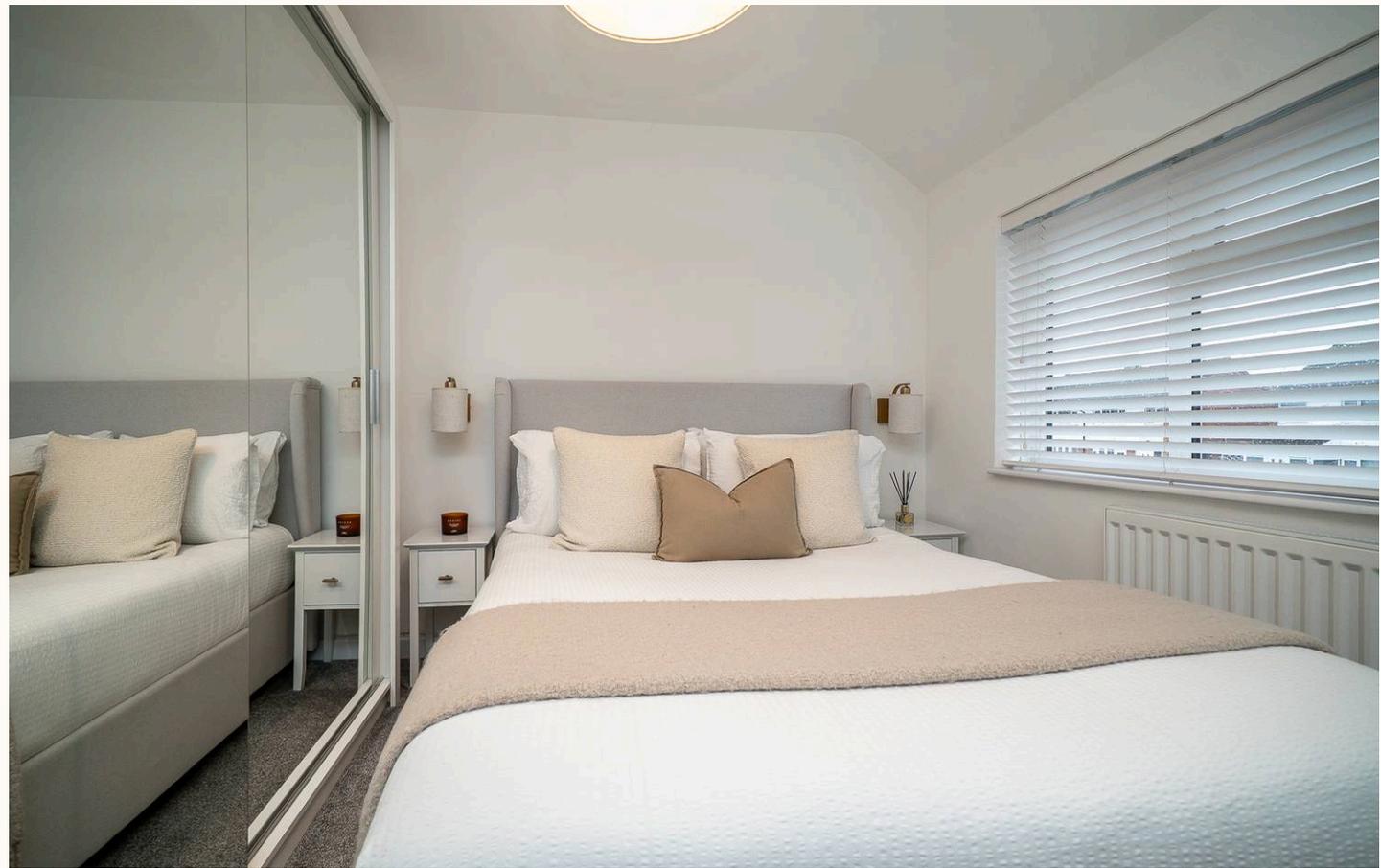
# Elm Avenue

## Caddington

Welcome to this immaculate three bedroom semi, presented in excellent condition throughout and ready for you to move straight in without lifting a finger. The current owners have recently re-furnished the entire property, so everything from the flooring to the paintwork feels fresh and modern. Step inside and you'll find a good sized family lounge, perfect for relaxing evenings or entertaining friends, with plenty of space for your favourite sofa and a big TV. The heart of the home is the large kitchen/diner, which has been completely re-fitted with stylish units, quality worktops, and integrated appliances (ideal for those who love to cook or host dinner parties).

Upstairs, there are three great sized bedrooms, each offering plenty of room for beds, wardrobes, and desks, making this home ideal for families or those needing a home office. The upper floor bathroom is modern and well-appointed, with a contemporary suite and sleek tiling, so you can enjoy a relaxing soak at the end of a long day.

Additional practical features include driveway and garage parking, providing secure storage and off-road parking for multiple vehicles (a real bonus for busy households). Every detail in this home has been carefully considered to create a comfortable and stylish living space, and the neutral décor means you can easily add your own personal touch. Whether you're upsizing, downsizing, or simply looking for a property in move-in condition, this house really does tick all the boxes. Properties in this condition don't come along often, so don't miss your chance to view. Call Town and Country today to arrange your viewing and see for yourself why this could be your perfect next home.



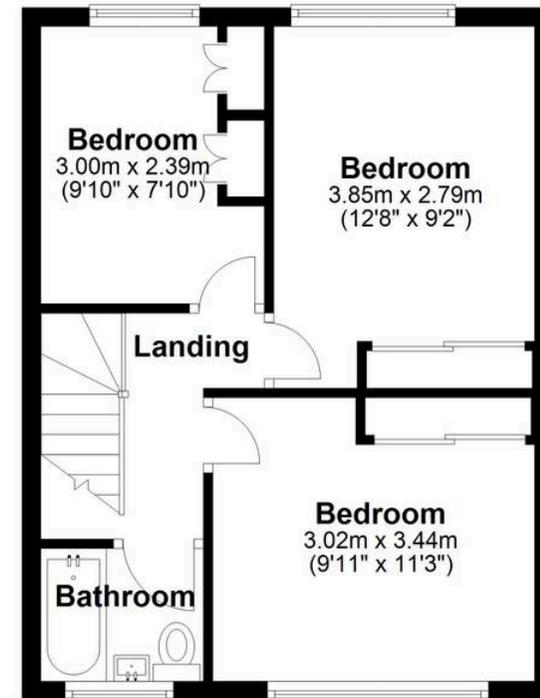
## Ground Floor

Approx. 63.8 sq. metres (686.4 sq. feet)



## First Floor

Approx. 36.9 sq. metres (397.2 sq. feet)



Total area: approx. 100.7 sq. metres (1083.6 sq. feet)

The Floor Plan is not to Scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared with due diligence and whilst we have confidence in the information produced it should not be relied upon. Maximum lengths and widths are represented on the plan. If there are any aspects of particular importance, you should carry out or commission your own inspection of the property. Copyright © SKMSTUDIO