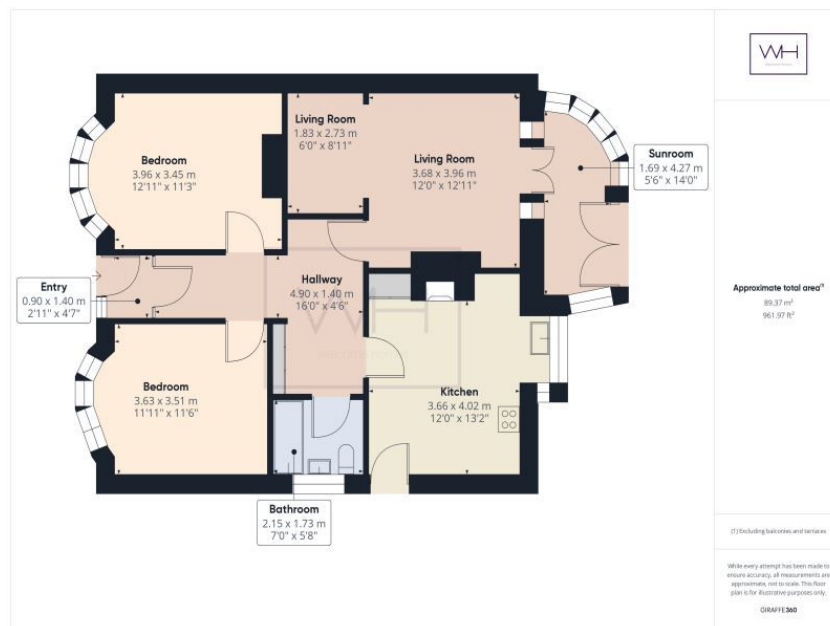




**120 Stonehill Rise, DN5 9HB**  
**£195,000 Offers In Region Of**  
**Tenure Freehold**

- Large Plot
- Vacant Possession
- Off Road Parking
- No Chain
- Large Garden
- Garage

This spacious bungalow on a large plot boasts a total area of 89 square metres, efficiently laid out to make the most of the large entrance hall, two double bedrooms, bathroom, dining kitchen, lounge and sunroom. Externally the property has large front and rear gardens and a separate garage for storage. The rear garden offers a good deal of privacy. Although the property would benefit from modernisation there is huge potential to turn this attractive double fronted property into a fabulous contemporary dwelling. The area has long since been popular with families and retirees for its friendly neighbourhood and proximity to amenities as well as public transport and travel networks. Offered to the market with no onward chain and vacant possession, viewing is highly recommended. Call Welcome Homes to arrange a viewing



Environmental Impact (CO <sub>2</sub> ) Rating	
	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions	
(92- A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO <sub>2</sub> emissions	
<b>England &amp; Wales</b>	EU Directive 2002/91/EC

Energy Efficiency Rating	
	Potential
Very energy efficient - lower running costs	
(92- A	
(81-91) B	
(69-80) C	79
(55-68) D	62
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
<b>England &amp; Wales</b>	EU Directive 2002/91/EC