



**99Home Ltd.**  
99Home Ltd,  
Sutton Business Centre,  
Restmor Way,  
Wallington,  
SM6 7AH,  
Phone :0203 5000 999  
Email  
:info@99home.co.uk

2 Bed Terraced In Ravens Close , Riddings, DE55 4DP

£155,000







## SHORT DESCRIPTION

Property Ref: 16360 Being sold with no upward chain is this well-presented two bedroom mid-house of 3 complete with its own allocated parking space. The property would make an ideal buy-to-let investment or a great first home. Accessed via a small welcoming entrance hallway leading to lounge area before a fitted kitchen. There are two good sized bedrooms and a modern two piece bathroom suite with shower over bath. Externally, there is one allocated parking space located to the side of the property. Property Type: Terraced Full selling price: £155000.00 Pricing Options: Offers in the region of Tenure: Freehold Council tax band: A EPC rating:C Measurement: 548.95 sq.ft. Outside Space: Front Garden, Rear Garden Parking: Off street Heating Type: Gas Central Heating Chain Sale or Chain Free: Chain free Possession of the property: NA -----



**Bed Room(s)**



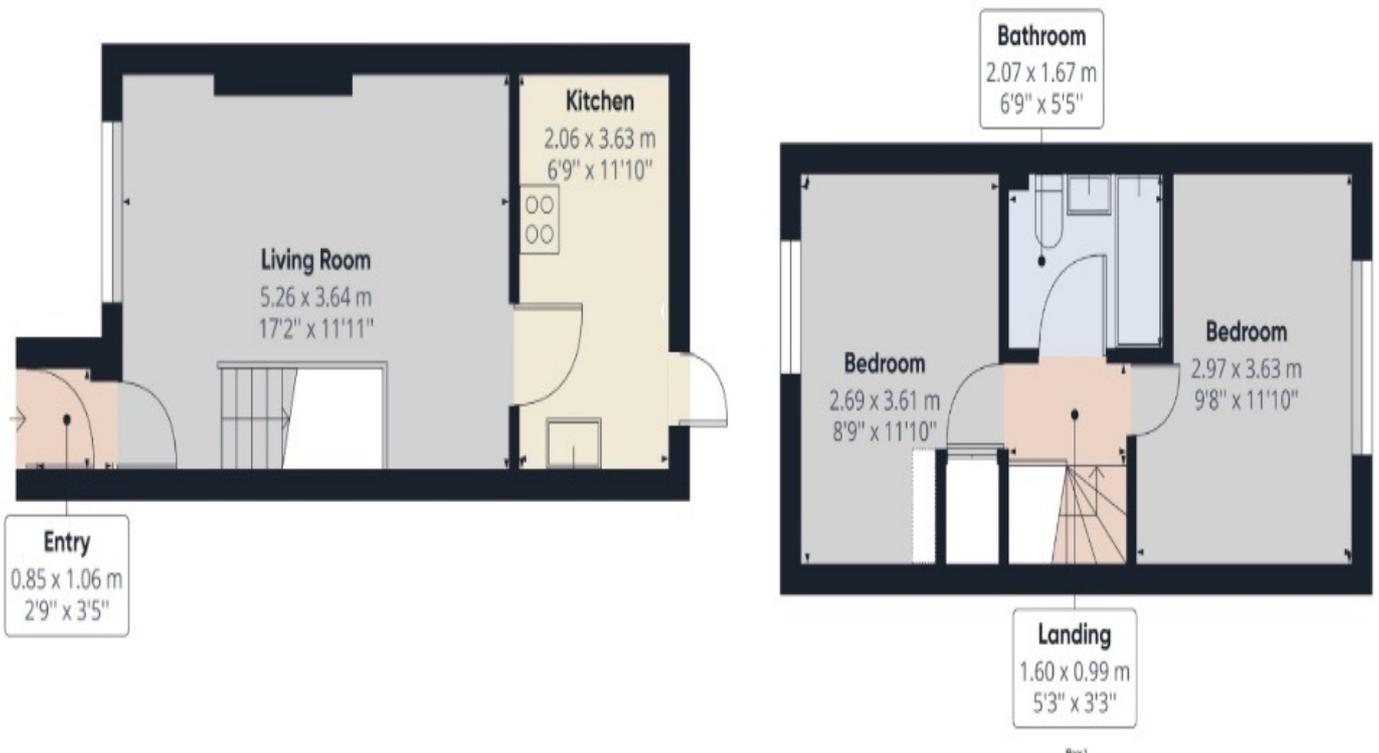
**Bath Room(s)**



**Living Room(s)**

## FLOOR PLAN

Illustrations are for identification purposes only and are not to scale.  
All measurements are a maximum and include wardrobes and bay windows where applicable.



## EPC GRAPH

Illustrations are for identification purposes only and are not to scale.  
All measurements are a maximum and include wardrobes and bay windows where applicable.

Property type	Mid-terrace house
Total floor area	51 square metres

### Rules on letting this property

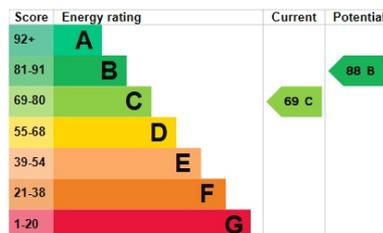
Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions](#).

### Energy rating and score

This property's energy rating is C. It has the potential to be B.

[See how to improve this property's energy efficiency](#).



The graph shows this property's current and potential energy rating.

**Properties get a rating from A (best) to G (worst) and a score.** The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

- the average energy rating is D
- the average energy score is 60

**Disclaimer:** The information displayed about this property comprises a property advertisement. 99home.co.uk (/) will not make no warranty for the accuracy or completeness of the advertisement or any linked or associated information, and 99home has no control over the content. This property advertisement does not constitute property particulars, the property may offer to tenants in same condition as they have seen on time of the viewing. The information is provided and maintained by 99home.co.uk (/)

Company registration number in England : 10469887 VAT: 263 3023 36  
Copyright © 99Home Limited 2017. All rights reserved.