



Walker & Waterer are delighted to offer for sale this spacious executive family home located in a highly sought after Cul De Sac location, enjoying well proportioned rooms across 2,775sqft including a stunning open plan kitchen/dining room, four reception rooms & five double bedrooms. The outside space is just as impressive with well maintained gardens, detached double garage & plenty of parking. Double gate providing access to 130' rear garden and parking space suitable for a large boat or caravan.















- Stunning 37' Open Plan Kitchen/Dining Room Boasting Large Roof Lantern
- Modern High Gloss Units Complimented by Quartz Work Surfaces & Matching Central Island
- Contemporary Finishing Touches Including Slate Tiling, Island Power, Extractor & Mood Lighting
- Integrated Appliances; 5 Ring Gas Hob, NEFF Oven, NEFF Combination Microwave Oven, NEFF Warming
  Draw, Large Wine Cooler, Dishwasher & Full-size freezer
- Separate Utility Room with Further Storage & Appliance Space



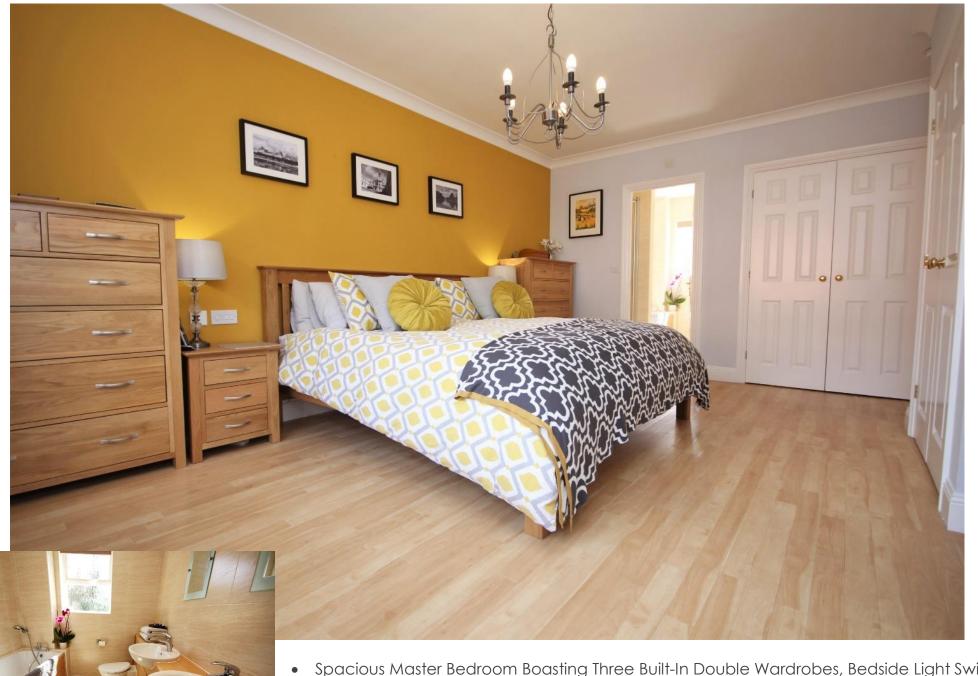








- Spacious Reception Hallway with Plenty of Storage.
- Light & Bright Dual Aspect Lounge
  Offering Double Doors Opening to the
  Patio Area
- Centre Piece Real Fire in Feature
  Surround
- Study Offering Double Doors Opening to the rear Patio area.
- Ground Floor Cloakroom
- Three Further Reception Rooms All of Extremely Generous Size



- Spacious Master Bedroom Boasting Three Built-In Double Wardrobes, Bedside Light Switches
- Modern Five Piece En-Suite Comprising 'His & Hers' Sinks, Bath & Power Shower Cubicle
- Five Double Bedrooms All with Built-In Wardrobes & Cat 5e points



- Generous Second Bedroom
- Also Enjoying a Spacious En-Suite Power
  Shower Room
- Built-in Double Wardrobes
- Spacious Gallery Landing Leading to Bedrooms



- Light & Airy Third Double Bedroom Overlooking the Rear Garden with a Built-In
  Wardrobe & Bedside Lighting
- Bedroom Four & Five Are Also Double Bedrooms & Feature Built-In Wardrobes
- Main Family Bathroom Has Four-Piece Suite Including Power Shower Cubicle & Bath
- Home Gym & Separate Games Room
- Karndean Flooring in All Bedrooms & Reception Areas





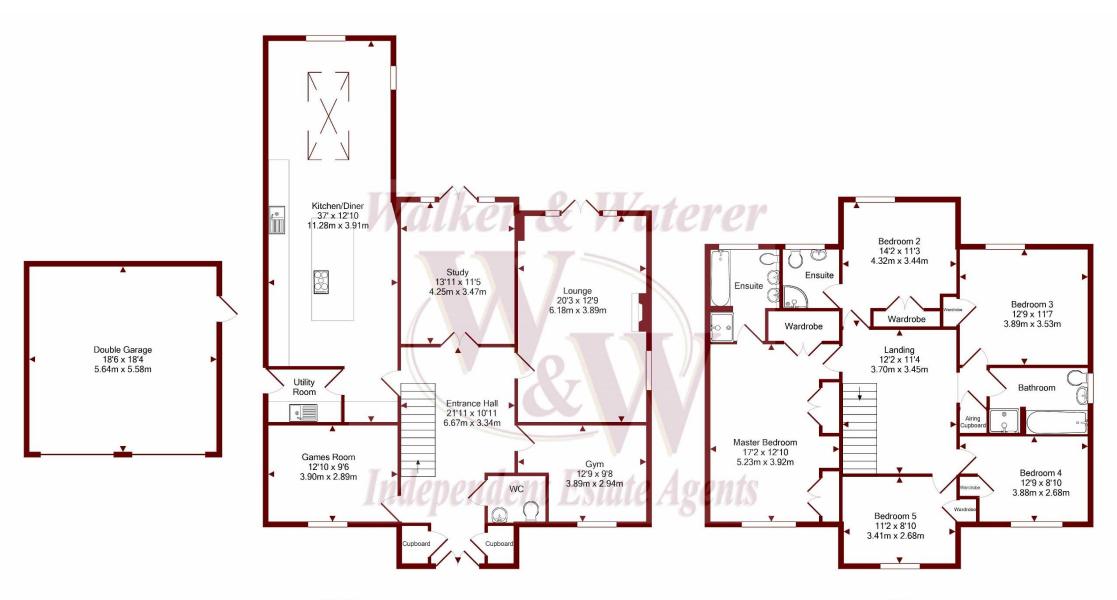








Ideal for Alfresco Entertaining, Outdoor Power & Garden Feature Lighting



Ground floor Approx. Floor Area 1701 Sq.Ft. (158.1 Sq.M.) 1st floor Approx. Floor Area 1074 Sq.Ft. (99.8 Sq.M.)

## Total Approx. Floor Area 2775 Sq.Ft. (257.8 Sq.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given Made with Metropix @2018



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