



Keith
Ashton

Green Lane, Blackmore
Ingatstone



3 GREEN LANE

Blackmore Ingatestone, CM4 0RD

Having been beautifully maintained by the current Vendors we are delighted to bring to market this chalet style bungalow which is within walking distance to the centre of the sought-after Blackmore Village. The property has been extended to the rear to create a spacious kitchen / diner and into the loft space to create two large bedrooms, one with an en-suite shower room. There are two further bedrooms to the ground floor, one of which is currently being used as a bright study, along with a separate lounge and ground floor bathroom. There is a tidy rear garden with neat lawns and raised decking and off-street parking for two vehicles.

Guide Price £485,000

3/4 DOUBLE BEDROOMS

LINK-TERRACE CHALET STYLE BUNGALOW

EN-SUITE & JULIETTE BALCONY TO MASTER
BEDROOM

SPACIOUS KITCHEN / DINER

SEPARATE LOUNGE

STUDY / GROUND FLOOR BEDROOM 4

GROUND FLOOR BATHROOM

OFF STREET PARKING FOR TWO VEHICLES



Description

Entering the property a bright hallway has an oak staircase rising to the first-floor level and access into all ground floor rooms. At the front of the property you have two spacious bedrooms, one of which is being used as a study by the current Vendors. Viewers will note that the property has been extended to the rear to create a larger kitchen / diner with French doors which open onto the rear garden. The kitchen is fitted in a modern range of gloss wall and base units with tiled splashbacks. There is space for a Range style cooker, washing machine and tumble dryer, dishwasher and double fronted fridge/freezer. There is also a good-sized, bright living room with feature fireplace as a focal point and finishing the accommodation on this level is a family bathroom with panelled bath with shower over, wash hand basin and w.c.

As previously mentioned, the property has been extended into the loft space to create two further bedrooms both of good size. The master bedroom is a lovely room which has a Juliette balcony with French doors overlooking the rear garden and access to an en-suite shower room with double shower, wash hand basin and w.c.

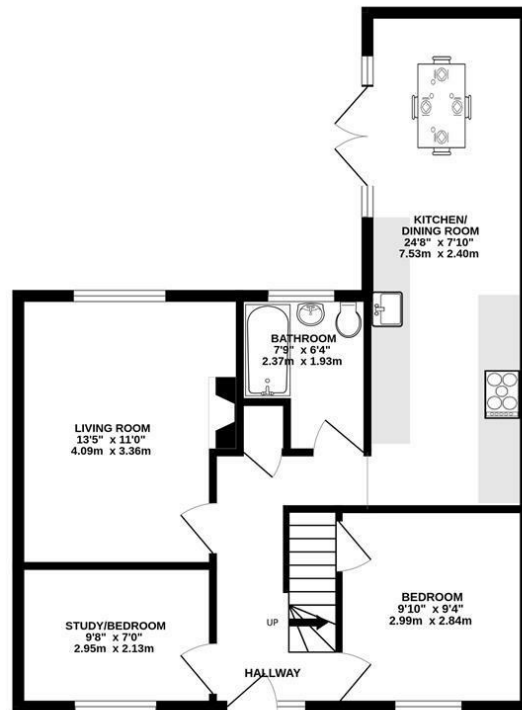
The rear garden is landscaped and has been well-maintained with neat lawns, a raised koi pond with side viewing panels ** and a lovely, raised decking area with pergola over. A section of the garden has been fenced off and now provides parking for two vehicles; this is accessible via a rear right of way.

** The Vendors have advised that they will be taking the Koi carp with them when they move.

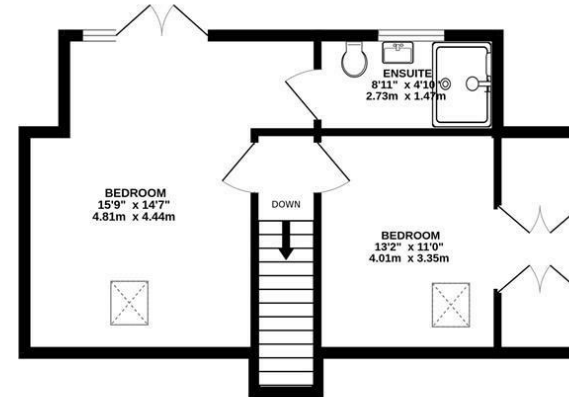




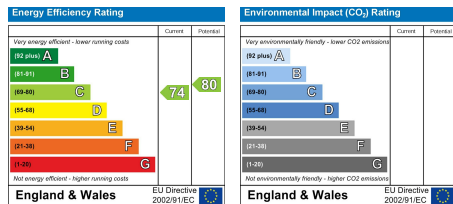
GROUND FLOOR
622 sq.ft. (57.8 sq.m.) approx.



1ST FLOOR
414 sq.ft. (38.5 sq.m.) approx.



TOTAL FLOOR AREA : 1036 sq.ft. (96.3 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only
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SERVICES:
Local Authority: Ingatstone
Council tax band: E
Post Code: CM4 0RD

VIEWING:
Strictly by prior arrangement with Keith Ashton Estate Agents

MORTGAGE INFORMATION: We offer the additional facility of an in-house Independent Financial Adviser who will access all mortgage lenders with the purpose of providing you with the benefit of choice. For quotations or comparables please call 01277 375757 or visit our interactive website at www.mortgagebusiness.net

We the Agent have not tested any apparatus, fittings or services for this property. The plot size is intended merely as a guide and has not been officially measured or verified by the Agent. Photographs are for illustration only and may depict items which are not for sale or included in the sale of the property. As part of the service we offer we may recommend ancillary services to you which we believe may help you with your property transaction. We wish to make you aware, that should you decide to use these services we will receive a referral fee. For full and detailed information please visit 'terms and conditions' on our website www.keithashton.co.uk

