



## Haskell Close, Thorpe Astley

£335,000 Freehold

A modern style detached property providing a great home within the Thorpe Astley area. The property has potential for EXTENSION to the rear or a garage conversion, subject to necessary regulations.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D





### **Entrance Lobby**

With internal door to living room.

### **Living Room**

15' 7" x 13' 7" (4.75m x 4.13m)

With double glazed window to the front elevation, stairs to first floor, gas fire with marble inset and hearth, fire surround, TV point, two radiators, open aspect to dining room.

### **Dining Room**

9' 6" x 7' 8" (2.89m x 2.33m)

With double glazed French doors to the rear elevation, radiator.

### **Kitchen**

9' 6" x 9' 2" (2.90m x 2.80m)

With double glazed window to the rear elevation, stainless steel sink and drainer unit with a range of wall and base units with work surface over, built-in oven and gas hob with filter hood over, plumbing for dishwasher, tiled floor, radiator.

### **Utility Room**

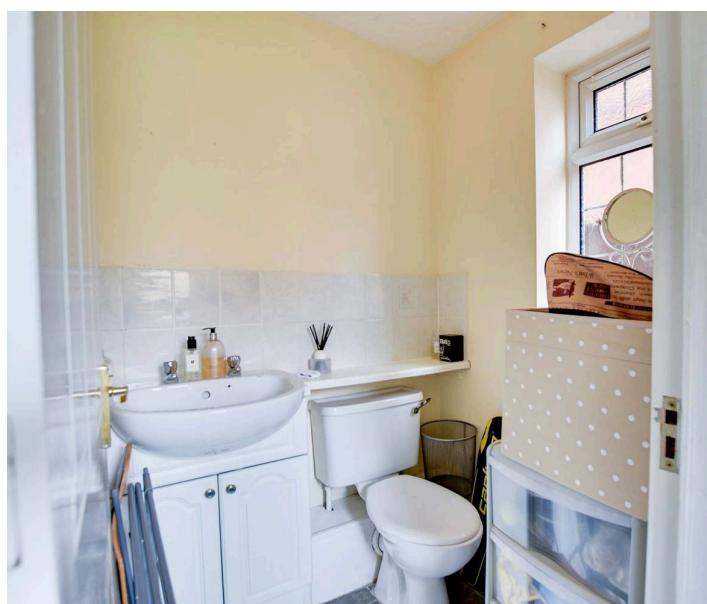
4' 11" x 4' 8" (1.51m x 1.43m)

With double glazed window door to the rear elevation, sink and drainer unit with base units and work surface over, wall mounted boiler, radiator.

### **Ground Floor WC**

4' 11" x 4' 3" (1.49m x 1.29m)

With double glazed window to the side elevation, low-level WC, wash hand basin, radiator.





### First Floor Landing

With airing cupboard, loft access.

### Bedroom One

13' 7" x 11' 3" (4.13m x 3.44m)

Measurement narrowing to 2.63 m. With double glazed window to the front elevation, radiator.

### En-Suite Shower Room

6' 3" x 4' 8" (1.90m x 1.43m)

With double glazed window to the front elevation, tiled shower cubicle, wash hand basin with storage below, low-level WC, radiator.

### Bedroom Two

11' 11" x 8' 9" (3.62m x 2.67m)

With double glazed window to the front elevation, radiator.



### Bedroom Three

11' 2" x 8' 10" (3.40m x 2.70m)

With double glazed window to the rear elevation, radiator.

### Bedroom Four

9' 4" x 8' 9" (2.85m x 2.67m)

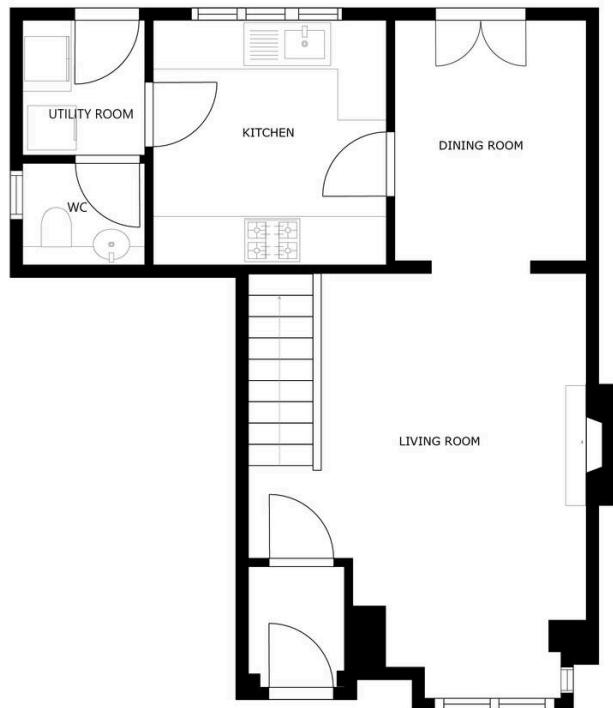
With double glazed window to the rear elevation, radiator.

### Bathroom

6' 6" x 5' 10" (1.98m x 1.78m)

With double glazed window to the rear elevation, bath with shower over, low-level WC, wash hand basin, radiator.

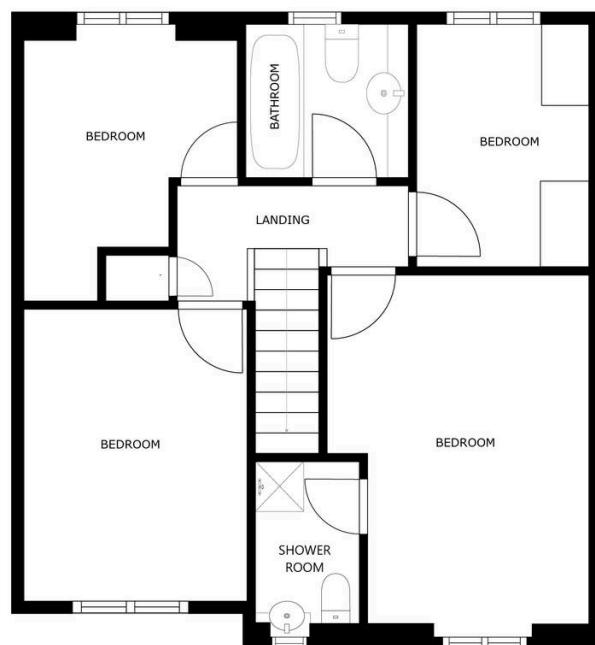




FLOOR 1

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

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FLOOR 2

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

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**Rear Garden** With paved patio leading to a lawn area, fencing to perimeter, gate to side access, outside lighting, outside tap.

**Driveway & Garage** Providing off road parking. Garage with up and over door to the front elevation, power and lighting.

