





Property Description

A surprisingly spacious and modern three bedroom property in the sought after area of Meriden. Just a five minute walk from local amenities, including Meriden C of E Primary, this is an ideal family home that really must be viewed to be appreciated. Briefly comprising entrance hallway, lounge, large kitchen, utility, three bedrooms and family bathroom. In addition there is a driveway providing parking and enclosed rear garden.

Approach

Front door leads through to:

Entrance Hallway

Staircase rising to the first floor.

Lounge

14' 3" x 12' 1" (4.34m x 3.68m)

Window to the front, feature fireplace with electric fire fitted, door through to:

Kitchen / Diner

20' 7" Max x 17' 1" (6.27m Max x 5.21m)

Fitted with base and wall mounted units with complementary work surfaces, two bowl ceramic sink unit with mixer tap, appliances to include electric oven and grill with five ring gas hob with cooker hood above, space for dishwasher and American style fridge freezer, window to the front, two Velux windows and door leading to garden

Utility

11' 6" x 8' 6" (3.51m x 2.59m)

With work surfaces, window to the front, door leading to garden and front.

Landing

Staircase rising from the hallway, window to the side, and storage cupboard.

Bedroom One

12' 6" x 11' 8" (3.81m x 3.56m)

Built-in wardrobes providing hanging and shelving space, window to the front.

Bedroom Two

12' 6" x 7' 9" (3.81m x 2.36m)

Built-in wardrobes providing hanging and shelving space, window to the rear overlooking garden.

Bedroom Three

8' 8" x 7' 11" (2.64m x 2.41m)

Window to the front.

Family Bathroom

Fitted with a suite comprising low level WC, wash hand basin fitted into vanity unit, bath with shower over, obscure glazed window to the front.

Outside

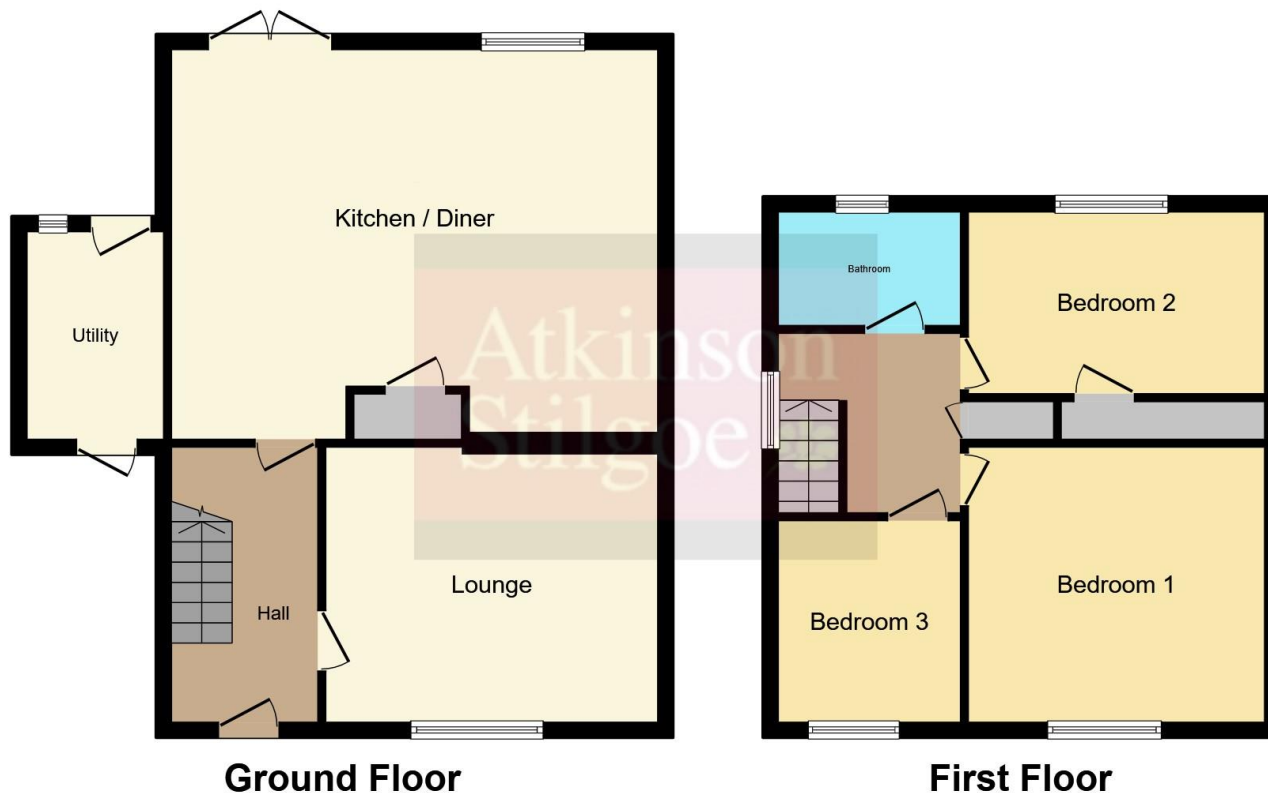
Front Of Property

To the front of the property there is a driveway providing off road parking and a lawned garden.

Rear Of Property

Enclosed rear garden laid mainly to lawn with patio area, mature trees, shrubs and borders.





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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EPC Rating: D

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Tenure: Freehold



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