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45 Saffron Meadow, Standon, SG11 1RE

£699,000

JONATHAN HUNT are pleased to offer this truly immaculate FOUR BEDROOM DETACHED FAMILY HOME. The property features THREE RECEPTION ROOMS, refitted Kitchen/breakfast room, ground floor cloakroom and Ensuite to bedroom one. Externally the property enjoys a south facing garden with mature trees and shrubs, side access leading to a DETACHED DOUBLE GARAGE AND driveway for two cars.

ENTRANCE HALLWAY



DINING ROOM 11'8" x 10'5" (3.58 x 3.2)



CLOAKROOM

HOME OFFICE 8'2" x 7'2" (2.5 x 2.2)



KITCHEN/BREAKFAST ROOM 18'0" x 10'5" (5.5 x 3.2)



LIVING ROOM 14'5" x 13'9" (4.4 x 4.2)



FIRST FLOOR



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BEDROOM ONE 11'3" x 10'11" excl wards (3.43 x 3.35 excl BEDROOM THREE 11'5" x 10'9" (3.5 x 3.3) wards)





BEDROOM FOUR 9'10" x 7'2" (3 x 2.2)

FAMILY BATHROOM



ENSUITE



BEDROOM TWO 11'5" x 11'3" (3.5 x 3.43)



REAR GARDEN

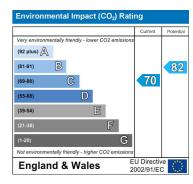


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SUMMER HOUSE



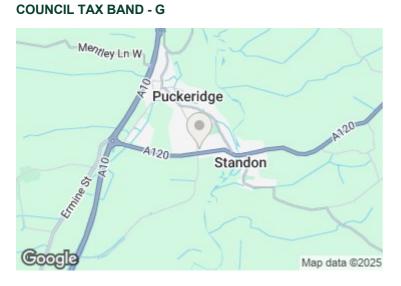
		Current	Potentia
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			82
(69-80) C		70	
(55-68)			
(39-54)			
(21-38)			
(1-20)	;		
Not energy efficient - higher running costs			



EXTERIOR

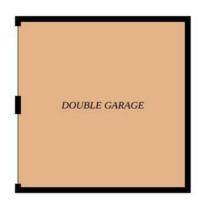


FRONT DOUBLE GARAGE 17'6" x 17'2" (5.34 x 5.25)



GROUND FLOOR 1ST FLOOR





Whilst every attempt has been made to ensure the accuracy of the floorplan 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.

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