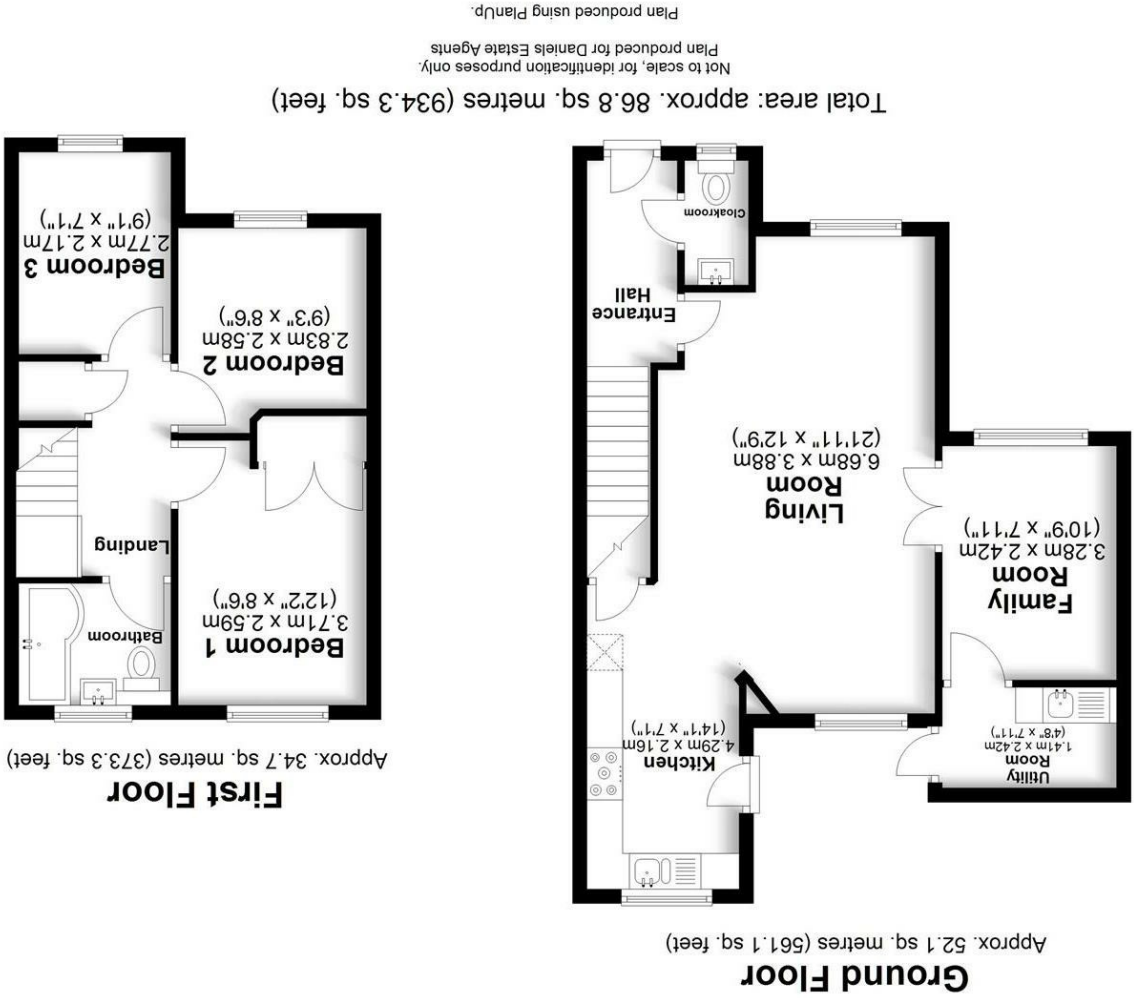
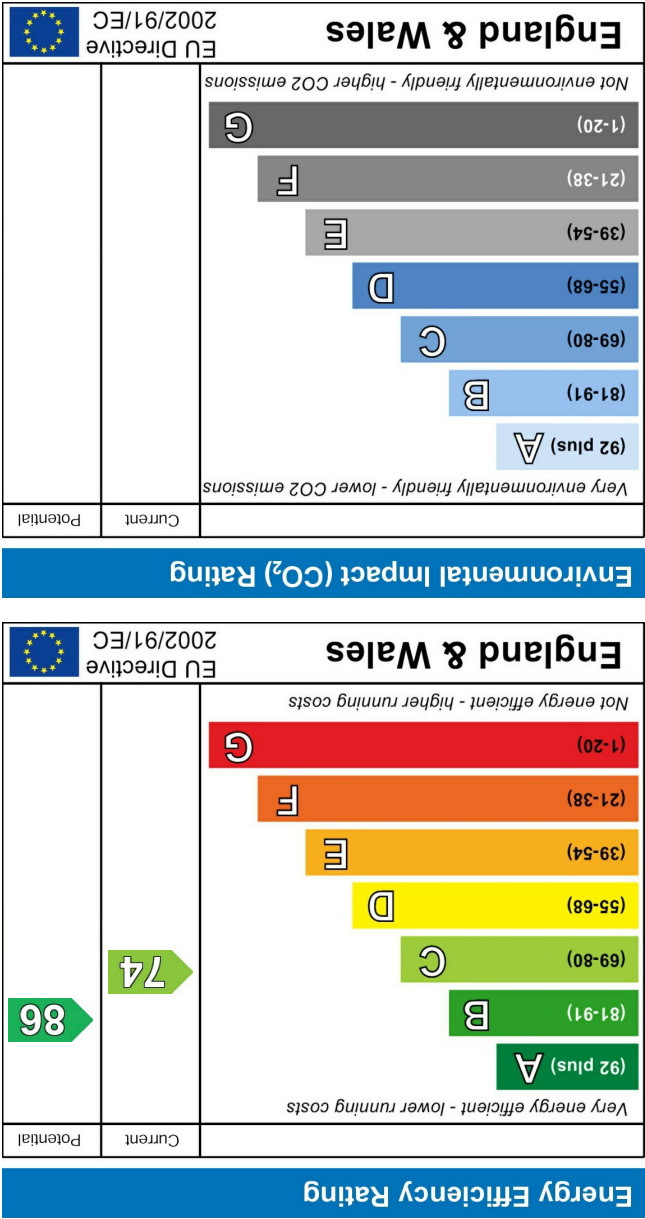






Entrance

A part glazed UPVC front door. Radiator. Wood effect flooring. Stairs to first floor. Doors to:-

Cloakroom

Double glazed window to front door vanity wash hand basin. Radiator. Wood effect flooring. Consumer unit. Extractor fan.

Living/Dining Room

Double glazed windows to front with shutters and window to rear. Radiators. Wood effect flooring. Fitted media unit. Double doors to family room. Archway leading to:-

Kitchen

Double glazed window and door to rear. A refitted kitchen with a modern range of wall and base units with marble effect work surfaces over. Tiled splash backs and inset ceramic sink with mixer tap. Integrated oven and gas hob with extractor fan over. Space for dish washer and American fridge/freezer. Useful larder cupboard under stairs. Wood effect flooring. Wall mounted Worcester combi boiler.

Family Room

Double glazed window to front door vanity with shutters. Radiator. Access to boarded loft via drop down ladder. Wood effect flooring. Door to:-

Utility Room

Double glazed door to rear. Radiator. Base units with work surface and inset sink with mixer tap. Plumbing and space for washing machine and dryer. Tiled flooring. Extractor fan.

Landing

Access to boarded loft storage via drop down ladder. Large storage cupboard.

Master Bedroom

Double glazed window to rear. Built-in wardrobe. Radiator.

Bedroom Two

Double glazed window to front. Radiator.

Bedroom Three

Double glazed window to front. Radiator.

Bathroom

Double glazed window to rear. A modern re-fitted fully tiled bathroom suite comprising. Bath with glazed screen, mixer tap and shower over. Vanity wash hand basin. WC. Heated towel rail. Shaver point. Extractor fan.

Garden

A fully landscaped east facing garden with large patio. Stairs lead up to faux lawn area with raised planters. Side gate for access. Fencing to all boundaries. External lighting and cold water supply. Wooden storage shed.

Parking

A block paved driveway with parking for three cars. Two additional communal bays.

Service Charge

Approximately £750 per annum. To cover general maintenance, insurance and communal gardening for the unadopted road.

