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£385,000

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Located in a semi rural position on the outskirts of Gurnard, this beautifully styled detached bungalow offers light, well appointed accommodation with gas central heating and UPVC double glazing. Set to the middle of its plot, the home has plenty of parking as well as a garage and its location affords it a rather lovely countryside outlook. The home has two double bedrooms, serviced by a wet room; a large and light sitting room with a very handsome multi-fuel burner as a focal point and a fabulous kitchen/ dining room set to the back of the home, with glossy grey modern units and integrated appliances. The rear garden is laid to patio and lawn, with a smart shed to one corner. Freehold; Council tax Band - D. EPC D-58.

Steps up to smart UPVC double glazed side entrance door into:

### Entrance Hallway:

A spacious and welcoming entrance hallway with glossy walnut style flooring which runs through the home. Cupboard housing the gas fired boiler and separate coat cupboard. Access to loft and grooved oak doors to:

### Sitting Room:

19'9" x 11'11" (6.03m x 3.65m)

A large, beautifully presented and light room with large UPVC double glazed windows to side and front. Decorated in a smart grey colour scheme with grey colour washed walnut style glossy flooring which flows

through to the kitchen/dining room. The handsome multi-fuel burner provides a warming focal point to the room with a rustic oak surround and mantle. A large square opening links the room to the:

### Kitchen/Dining Room:

16'1" max x 11'10" max (4.92m max x 3.61m max )

A striking room with glossy grey fronted units and slim sparkle garnite style worktops and matching splashbacks. Integrated eye-level double oven; 5 burner gas hob and extractor hood; washing machine and dishwasher. American style fridge/freezer and plenty of space for a dining table. Large windows to side and rear let light flood in and frame the rear countryside views.







### Bedroom One:

11'9" x 11'5" (3.60m x 3.49m)

In pretty green decor with a tree motif papered accent to one wall and a large rear window framing the open countryside views.

### Bedroom Two:

11'10" max x 11'1" (3.63m max x 3.38m)

In hessian colours with a tree motif accent to one wall and large front window letting light flood in.



### Wet Room:

7'3" max x 6'10" max (2.23m max x 2.09m max)

Fully tiled with large UPVC double glazed opaque side window. Fitted with white WC and wash hand basin as well as wall mounted shower.

### Front Garden & Parking:

The home has a lawned garden to one side of a wide gravelled parking area. A driveway runs along one side and leads to the:



### Garage:

20'11" x 8'1" (6.40m x 2.48m)

With up and over door; light and personal door to garden.

### Rear Garden:

The enclosed garden has a raised patio with steps down to a lawn with a very smart shed (3.72m x 3.14m) to one corner.

### Disclaimer

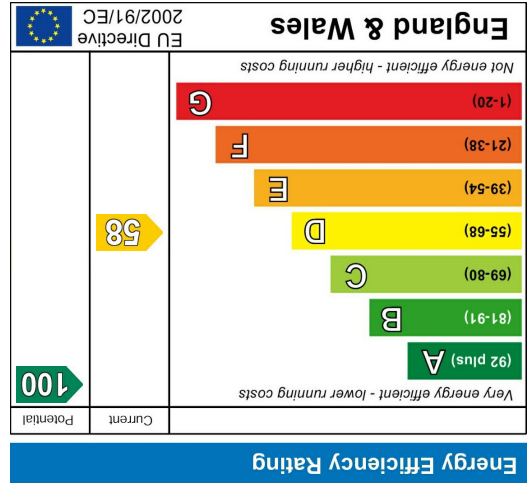
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Arrange a viewing: Call us on 01983 280555 or email: [hello@meganbakerestateagents.com](mailto:hello@meganbakerestateagents.com)



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