





£448,000

A superbly presented three bedroom semi detached family home located in this highly sought after Hunters Oak location. Boasting a spacious lounge, modern refitted kitchen diner, luxury bathroom, newly replaced gas boiler, UPVC double glazing. Driveway parking and lovely enclosed gardens. All located within easy reach of popular local schools and close to the M1 motorway. Chain complete and ready to move.

Property Description

Entrance

UPVC double glazed front door set below a canopy storm porch opens to the entrance hall.

Entrance Hall

Stairs rise to the first floor, radiator, doors to the lounge.

Lounge

With a double glazed boxed bay window to the front, radiator, TV point.

Kitchen/Dining Room

Double glazed door and windows to rear aspect, range of floor and wall mounted units with roll-edged worktops over. Integrated dish washer & washer/dryer, integrated oven and electric hob with extractor fan over. Wall mounted gas boiler, tiled splash back, radiator.

First Floor Landing

Cupboard housing hot water cylinder, access to boarded loft space, doors to bathroom & bedrooms.

Bedroom One

Double glazed window to the front, radiator.

Bedroom Two

Double glazed window to the rear, radiator.

Bedroom Three

Double glazed window to the front, radiator.

Bathroom

Refitted suite comprising low level WC, wash hand basin with unit under, panelled bath with shower fitting, fully tiled walls, tiled flooring, wall mounted mirror fronted cabinet, inset ceiling spot lights, heated towel rail, UPVC double glazed window to rear

Outside

Front Garden

An open plan front garden, laid to lawn, with inset established flower beds, path to front door, outside light.

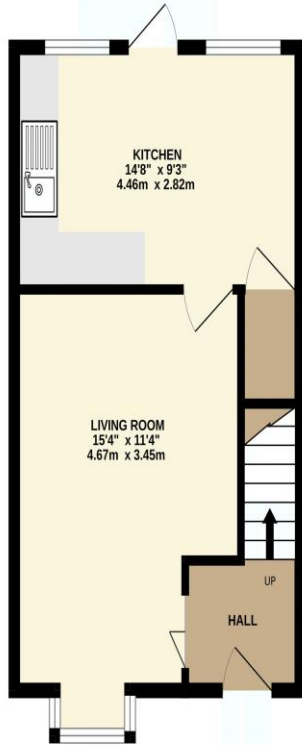
Rear Garden

A fully enclosed rear garden, mainly laid to lawn with gated side access, space for storage shed.

Driveway

`Shared driveway to front & side leading to private driveway space to the rear.

GROUND FLOOR
365 sq.ft. (33.9 sq.m.) approx.

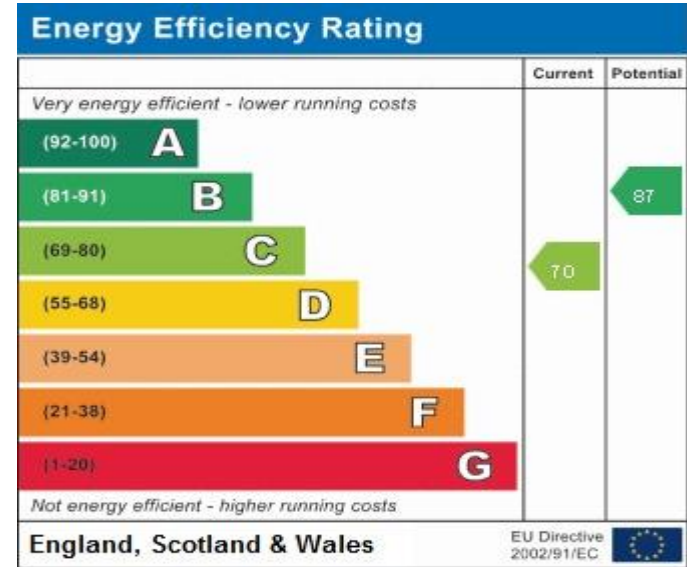


1ST FLOOR
354 sq.ft. (32.9 sq.m.) approx.



TOTAL FLOOR AREA: 719 sq.ft. (66.8 sq.m.) approx.

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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