



27 Bettison Avenue, WN7 3DB

Offers over £350,000

ARC HOMES are delighted to offer FOR SALE this stunning FREEHOLD modern four bedroom detached property positioned within a sought after location. This beautiful home is flawlessly presented throughout and boasts generous accommodation together with ample parking and enclosed rear gardens. Ideal for a range of buyers, early viewing is highly advised to avoid missing out. Entry is via an entrance hallway which provides access to a well proportioned sitting room. To the rear sits a gorgeous modern kitchen dining room with French doors opening into the rear gardens. A handy separate utility provides access into a ground floor cloakroom/wc which completes the ground floor. To the first floor are four excellent bedrooms and a modern bathroom. The master bedroom benefits from a modern en suite shower room. Outside, this property is positioned within a lovely sought after modern development. The front gardens are well presented and provide ample parking in front of the garage. The encoded rear gardens have been designed to be low maintenance, are well presented and provide a good degree of privacy along with generous outdoor space.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC



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