





£450,000

Situated in a cul-de-sac in the popular location of Crownhill, is this three-bedroom detached family home. The ground floor accommodation comprises an entrance hall, lounge, dining room, kitchen, downstairs cloakroom and a conservatory. The first floor features three bedrooms with an en-suite to main, and a recently refitted family bathroom. The property also boasts a garage, driveway parking for multiple vehicles and a well-established south-facing garden, offering patio areas, decking, fruit trees and a pond.

Property Description

ENTRANCE

Obscure glazed front door to:

ENTRANCE HALL

Two UPVC obscure double glazed windows to front aspect.

CLOAKROOM

UPVC double glazed frosted window to rear aspect. Low level WC, wall-mounted wash hand basin, radiator, splashback tiling.

LOUNGE

Two UPVC double glazed windows to front aspect, double glazed sliding door to conservatory. Radiator, television point, telephone point, electric fireplace.

DINING ROOM

Two UPVC double glazed windows to side aspect, UPVC window to front aspect. Radiator.

CONSERVATORY

Brick based and UPVC conservatory with blinds to remain and fan light fitting.

KITCHEN

UPVC double glazed window to rear aspect, UPVC double glazed door to garden. Fitted with a range of soft close base and eye level units with rolled edge work surface over, stainless steel sink with mixer tap over, integrated electric oven and four-ring electric hob, space for fridge freezer, washing machine and dishwasher to remain, splashback tiling, wall-mounted boiler.

LANDING

UPVC double glazed windows to front aspect. Doors to bedrooms and bathroom, double doors to airing cupboard housing hot water cylinder, access to loft space.

BEDROOM ONE

UPVC double glazed windows to front and rear aspects. Door to en-suite, radiator, fitted wardrobe, over bed storage.

EN-SUITE

UPVC double glazed frosted window to rear aspect. Low level WC with push button flush, wash hand basin set in vanity unit with mixer tap over, fully tiled double width shower cubicle with wall-mounted shower, heated towel rail, part tiled walls, shaver point.

BEDROOM TWO

UPVC double glazed window to side aspect. Radiator.

BEDROOM THREE

UPVC double glazed window to rear aspect. Radiator.

BATHROOM

UPVC double glazed window to rear aspect. Low level WC with push button flush, wash hand basin set in vanity unit with mixer tap over, panelled bath with mixer tap and shower attachment over, part tiled walls, heated towel rail, shaver point.

OUTSIDE

GARAGE/PARKING

Single garage with up and over door, power and lighting, obscure glazed window to rear. Driveway parking for multiple vehicles.

FRONT GARDEN

Outside light, paved area.

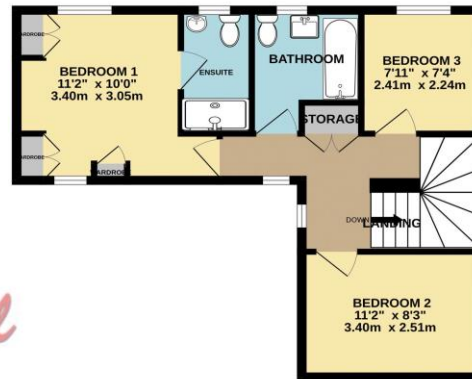
REAR GARDEN

Laid to lawn area with decking with electric awning over, patio areas, gravel area, pond with water feature, shrub/hedge borders, outside tap, fruit trees, shed to remain, side gated access, small area of artificial grass, all enclosed by timber fence panelling and hedging.

GROUND FLOOR
727 sq.ft. (67.6 sq.m.) approx.

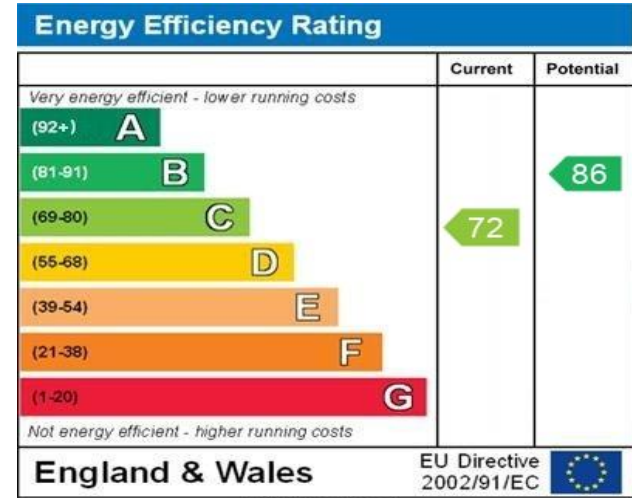


1ST FLOOR
453 sq.ft. (42.0 sq.m.) approx.



TOTAL FLOOR AREA: 1180 sq.ft. (109.6 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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