







**£650,000**

Tucked away within a quiet cul-de-sac location this extended four bedroom detached family home is beautifully presented throughout with many benefits including an open plan kitchen/diner, lounge, walk-in wardrobe to main bedroom, two en-suites, family bathroom and additional downstairs cloakroom, front and rear gardens, partly converted garage and driveway parking for several vehicles.

# Property Description

## ENTRANCE

Door to;

## ENTRANCE HALL

Stairs rising to first floor, doors to cloakroom, lounge, kitchen/diner, understairs storage cupboard, radiator.

## CLOAKROOM

Frosted double glazed window to front, low level W.C., vanity wash hand basin, heated towel rail.

## LOUNGE

Double glazed window to front, two radiators.

## KITCHEN/DINER

Double glazed window to front and rear, double glazed panoramic doors to rear and side, a range of wall mounted and floor standing units with work surface over, integrated hob with extractor fan over, integrated fridge/freezer, integrated dish washer, three built in ovens, radiator. (underfloor heating in dining space)

## UTILITY ROOM

Wall mounted gas fired boiler, water cylinder, a range of wall mounted and floor standing units with work surface over, plumbing for washing machine, space for tumble dryer.

## LANDING

Access to loft space, doors to all bedrooms and bathroom.

## BEDROOM ONE

Double glazed window to rear, two radiators, doors to en-suite and walk in wardrobe

## WALK-IN WARDROBE

## EN-SUITE

Frosted double glazed window to rear, radiator, vanity wash hand basin, low level W.C, shower unit.

## BEDROOM TWO

Double glazed window to front, radiator, door to En-suite two

## EN-SUITE TWO

Low level W.C., heated towel rail, vanity wash hand basin, shower unit.

## BEDROOM THREE

Double glazed window to front, radiator.

## BEDROOM FOUR

Double glazed window to front, radiator, built in wardrobe.

## BATHROOM

Vanity wash hand basin, P-shaped bath with shower attachment over, low level W.C, tiled walls, radiator.

## OUTSIDE

## FRONT GARDEN

Shingled area leading to front door, flower and shrub beds, storm porch.

## REAR GARDEN

Mainly artificial grass surrounded by paneled fencing, hard standing area, flower and shrub beds, covered decking area, gated side access.

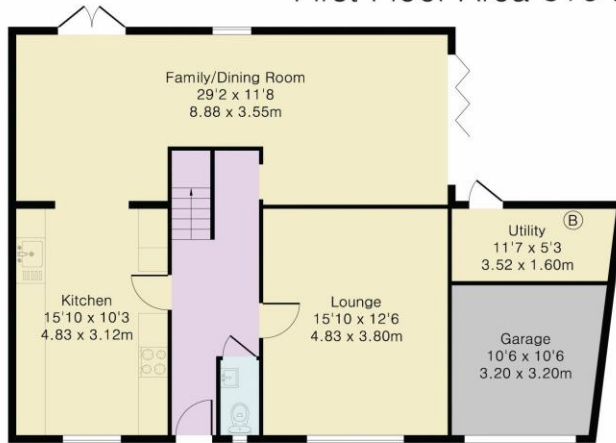
## GARAGE/PARKING

Partly converted garage with electric rolling door, driveway parking for four cars.

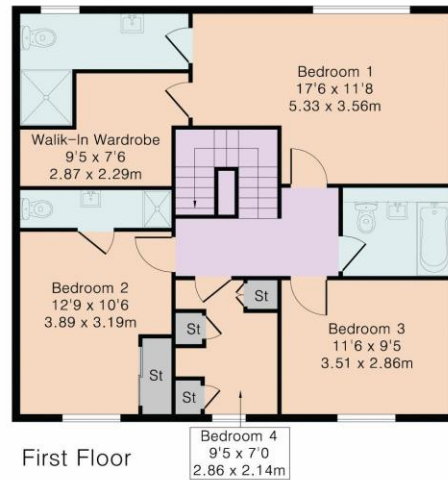
## Approximate Gross Internal Area 1798 sq ft - 167 sq m

Ground Floor Area 982 sq ft – 91 sq m

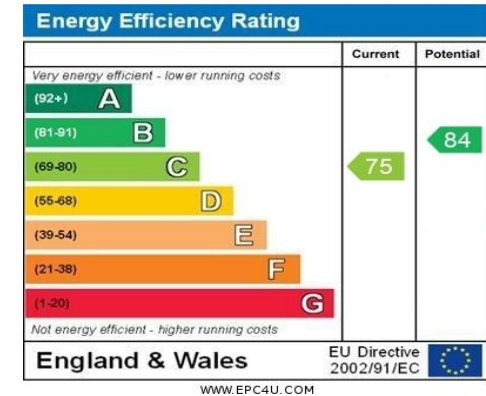
First Floor Area 816 sq ft – 76 sq m



Ground Floor



First Floor



Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only as defined by RICS code of measuring practice. No guarantee is given on total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



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