





**£375,000**

A delightful two bedroom detached bungalow which benefits from a spacious lounge with a dining area close to the kitchen that leads to the garden via the conservatory, finally the walk in shower room completes this bungalow. The rear garden offers a decking area with flower borders and a courtesy door to the garage. Viewings by appointment only.

# Property Description

## **ENTRANCE**

UPVC door to entrance hall.

## **ENTRANCE HALL**

Doors to storage cupboard, bedrooms, shower room and lounge.

## **LOUNGE**

Three double glazed windows to front aspect. Feature fireplace, radiator, open to dining room.

## **DINING ROOM**

Double glazed window to rear aspect. Radiator, door to kitchen, open to lounge.

## **CONSERVATORY**

Half brick with double glazed windows to side and rear aspects, door to garden, electric heater.

## **KITCHEN**

Double glazed window to rear aspect. Range of wall mounted and floor standing units with roll edge work surface over, circular stainless steel sink, integrated electric oven and hob with extractor fan over, integrated fridge/freezer, wall mounted boiler.

## **BEDROOM ONE**

Double glazed window to rear aspect. Radiator.

## **BEDROOM TWO**

Double glazed window to front aspect. Radiator.

## **SHOWER ROOM**

Frosted double glazed window to rear aspect. Radiator, low level w.c., pedestal wash hand basin, shower cubicle, part tiled walls.

## **OUTSIDE**

### **GARAGE**

Electric roller door, courtesy door to garden, power and lights.

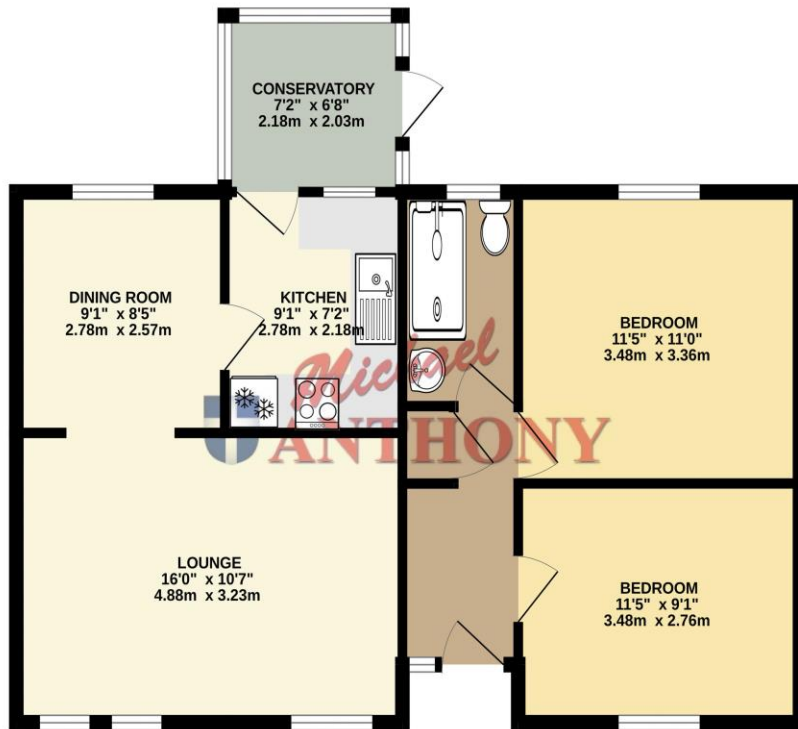
### **FRONT GARDEN**

Lawn and block paved area providing off road parking.

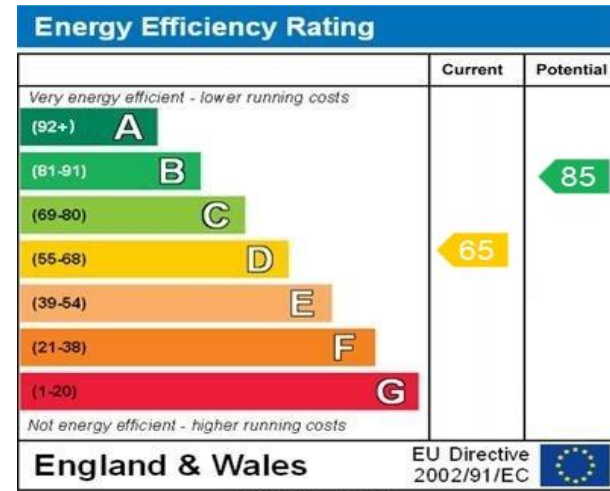
### **REAR GARDEN**

Mainly laid to lawn with decking area, bush and flower borders, enclosed by wooden fencing panels, courtesy door to garage.

GROUND FLOOR  
675 sq.ft. (62.7 sq.m.) approx.



TOTAL FLOOR AREA: 675 sq.ft. (62.7 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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