



- 3 / 4 Bedrooms
- 2 x Shower Rooms
- Utility Room
- Awaiting EPC

- Well Presented
- Lounge
- Garage

- Spacious Rooms
- Dining Kitchen
- Council Tax Band E



A beautifully updated and modernized 3/4 bedroom detached dormer style bungalow, featuring underfloor heating and offering deceptively spacious accommodation. The welcoming Reception Hall has oak and glass staircase to the first floor and door to Lounge with feature fireplace with modern style gas fire and bay window to the front. The Family Room or 4th Bedroom has double doors to the rear garden. The Dining Kitchen is superbly fitted with a range of modern units with solid worktops with inset sink unit, double oven, gas hob, extractor hood, space for fridge/freezer and plumbing for a dishwasher. The Kitchen opens to the Utility Room and has matching units, door to garden and door to garage, The Garage has up and over access door, gas central heating boiler and hot water storage tank. Bedroom 3 is to the front and has a fitted wardrobes. The Shower room/WC is fitted with wc with concealed cistern, wash basin with illuminated mirror over and wet room style shower. Stairs lead to the first floor landing with built in storage cupboards. Bedroom 1 with window to the front, two built in wardrobes and door to En suite shower room fitted wc with concealed cistern, wash basin with illuminated mirror over and walk in wet room style shower.. Bedroom 2 has Velux window and a walk in dressing room.

Externally, Entrance gates open to the driveway, providing ample parking, and leads to the Garage. The front garden has lawn and established hedge to the front boundary. The rear garden also has lawn, mature shrubs, trees and a stone terrace.

**Reception Hall 16'11" x 5'4" (5.157 x 1.650)**

**Lounge 14'11" x 14'4" max into bay (4.568 x 4.381 max into bay)**

**Family Room or Bedroom 4 14'8" x 12'5" (4.474 x 3.806)**

**Dining Kitchen 15'0" x 11'5" (4.597 x 3.502)**

**Utility Room 8'8" x 7'10" (2.667 x 2.409)**

**Bedroom 3 12'5" x 17'0" max into eaves (3.810 x 5.204 max into eaves )**

**Shower Room WC**

**Stairs to First Floor**

**Bedroom 1 14'7" x 11'7" max into eaves (4.455 x 3.555 max into eaves)**

**En-suite Shower Room WC**

**Bedroom 2 12'5" x 17'0" max into eaves (3.810 x 5.204 max into eaves)**

**Dressing Room**

**Garage 17'5" x 8'5" (5.312 x 2.589)**







Energy Performance: Current D Potential C

Council Tax Band: E

Distance from School:

Distance from Metro:

Distance from Village Centre:







These particulars do not constitute or form part of an offer nor may they be regarded as representative. All interested parties must themselves verify their accuracy. It is not company policy for any gas, oil or electrical appliances to be tested and purchasers must satisfy themselves as to their working order. Measurements are approximate, floor plans are not to scale and are for illustration purposes only.