



3



1



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- Detached Bungalow
- 3 Bedrooms
- Conservatory
- Council Tax Band D / EPC Rating C

- Close to Village
- Living Room
- Bathroom

- Wonderful rear Garden
- Breakfasting Kitchen
- Garage

A wonderful opportunity to purchase a 3 bedroom detached bungalow, conveniently situated in a quiet cul de sac with lovely rear garden. Entered from a wonderful Kitchen/Diner fitted with a range of wall and base units, sink unit, electric oven, induction hob, microwave and integrated fridge and freezer. To the front is a spacious Living room with traditional style fire surround with electric fire and door to the conservatory. An Inner Hall provides access to the bedrooms. Bedroom 1 is a double to the rear with fitted wardrobes. Bedroom 2 is also to rear with double doors to the garden and currently used as a sitting room with Bedroom 3 to the side. The Bathroom is fitted with bath with shower attachment and a vanity unit with wash basin and wc. A cupboard houses plumbing for a washing machine.

Externally, the Front Garden has a range of plants and shrubs to the borders and driveway to the garage. There is a delightful south east facing Rear Garden with patio, lawn and a collection of plants, shrubs and trees to the borders.

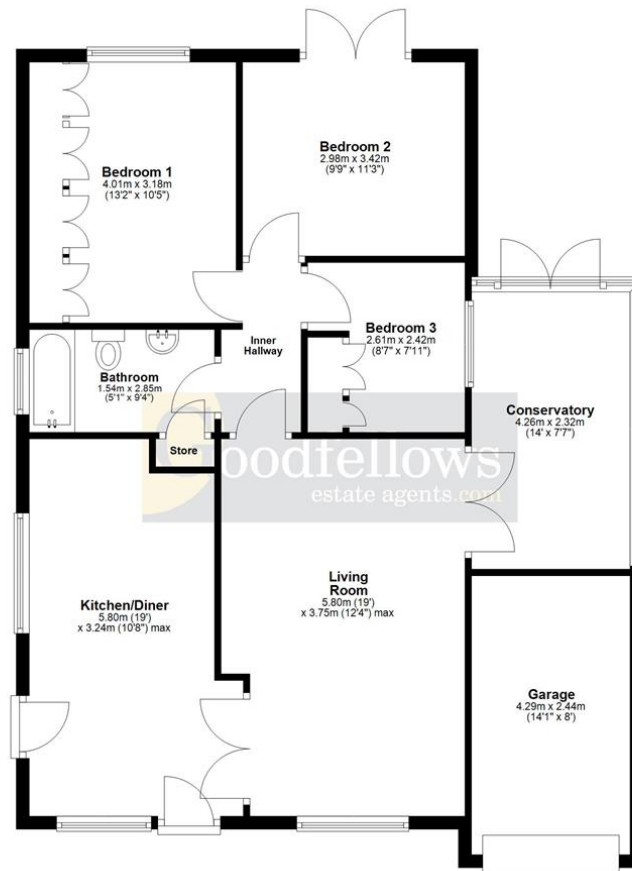




Energy Performance: Current C Potential C
Council Tax Band: D



Ground Floor



Total area: approx. 99.2 sq. metres (1067.4 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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. The Plan is for illustrative purposes only. Version 1

Plan produced using PlanUp.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	70 C	77 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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.