



This immaculate and spacious bungalow is situated upon a generous plot which has been thoughtfully redesigned as part of a thorough scheme of renovation by the current owners. The property also has other bungalows to each side and so is not over-looked by any neighbouring windows.

The accommodation briefly comprises an entrance hall with restored parquet flooring (extending into the lounge), a beautifully updated breakfast kitchen, three good sized bedrooms and a lovely modern shower room. Viewers can be reassured that the current owners investment extends beyond the obvious aesthetics, including a new central heating boiler and uPVC doors and windows throughout.

Outside there is a spacious driveway providing off road parking and a detached garage which has a useful home office / studio attached to the rear – ideal for hobbies or a buyer looking for the option to work from home. The aforementioned gardens are a further highlight and feature uplighting in the decking, nicely complimenting the comprehensive exterior lighting of the property, which has also been freshly rendered and painted.

Robin Hoods Walk is a popular residential location within only a short walking distance to popular primary and secondary schools as well as to the amenities in the town itself. The property is positioned off the main part of Robin Hoods Walk and can be found by turning left after the fire station and left again (also Robin Hoods Walk) after the primary school.

- Spacious Three Bedroom Detached Bungalow
- Refurbished Throughout
- Three Bedrooms, Fully Updated Breakfast Kitchen and Bathroom
- Double-Width Driveway, Garage With Attached Office
- Generous Enclosed Garden & Patio
- New uPVC Double Glazing & Gas-Fired Central Heating
- Tenure: Freehold. EPC 'D' 65. Council Tax 'C'.







Having a part glazed composite front door into the **Entrance Porch** and a further door through to the:

Entrance Hall – With restored parquet flooring, radiator, loft access and doors arranged off to:

Lounge 4.65m x 3.68m – Having uPVC windows to the front and side, radiator, parquet wooden flooring and feature fireplace with tiled hearth.

Kitchen-Diner 4.65m x 2.92m – With uPVC windows to the side and French doors opening out to the garden. The kitchen has been beautifully updated and comprises a range of modern fitted cupboard and drawer units to both base and eye level, with worksurfaces including breakfast bar and an inset Franke stainless steel one-and-a-half bowl sink/drainers with mixer tap. Four ring inset hob with extractor canopy over and oven below. Further integrated appliances include fridge/freezer, washing machine and wine cooler.

Bedroom One 3.61m x 3.33m – With uPVC windows to the rear overlooking the garden, radiator.

Bedroom Two 3.30m x 3.63m – With uPVC window to the front, radiator.

Bedroom Three 3.61m x 2.18m – With uPVC window to the side, radiator.

Bathroom – The recently updated bathroom comprises a modern white vanity suite with hand-basin, drawers and concealed flush WC and panel bath with mixer tap, hand held shower and rain head. Heated towel rail, wall tiling and tiled floor.

Outside

To the front of the property is an attractive lawned garden with double-width footpath enclosed with grey picket fencing. To the left side of the garden lies the double-width driveway which leads to the:

Single Garage with roller door, side door and window, light and power. **5.54m x 3.48m.**

To the side of the garage there is a further 3m-wide gate for vehicular access and access to the attached **Office / Studio Room 3.84m x 3.35m** with door and window to the rear, light and power points.

The rear of the property has also been enclosed and comprises an extensive new patio area with a garden laid to lawn and a decking area with uplighting and garden shed. The exterior of the property also features comprehensive









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Plan produced using PlanUp.

NOTE: All measurements are approximate and should be used as a guide only. None of the services connected, fixtures or fittings have been verified or tested by the Agent and as such cannot be relied upon without further investigation by the buyer.

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