





We are delighted to offer for sale this attractive modern stone-built detached bungalow, quietly positioned within a peaceful cul-de-sac. The property is beautifully presented throughout and offered with no onward chain, making it ideal for those seeking a low-maintenance home, particularly downsizers or retirees.

The accommodation comprises an inviting entrance hall, a modern fitted kitchen with integrated appliances, a spacious lounge/dining room with a feature gas fireplace and patio doors opening onto the rear garden, two double bedrooms (both with fitted wardrobes), and a contemporary shower room.

Externally, the property benefits from a low-maintenance garden, a private driveway, and a single garage with power, lighting, and additional loft storage.

This charming bungalow combines comfort, practicality, and a desirable setting—early viewing is strongly recommended to avoid disappointment.



Hallway

A welcoming entrance featuring a composite front door with adjoining UPVC double-glazed frosted window. The hallway includes a central heating radiator with thermostat, intercom telephone system, loft access via hatch, a useful storage cupboard, and a separate boiler cupboard housing the central heating gas boiler. Internal doors lead to the main rooms of the property.

Kitchen

Situated to the front of the property, the kitchen offers a UPVC double-glazed window and a stylish range of matching wall and base units with complementary roll-top work surfaces and tiled splashbacks. Integrated appliances include a one-and-a-half bowl stainless steel sink with mixer tap, four-ring hob with oven and grill, and extractor hood. There is plumbing and space for freestanding under-counter white goods, along with a telephone point.

Lounge

A spacious and inviting living area featuring a focal-point gas fireplace with surround. The room benefits from a double-glazed window and double patio doors to the rear, opening onto the garden patio. Additional features include a central heating radiator and TV aerial point.

Bedroom One

A well-proportioned double bedroom with a double-glazed window overlooking the rear elevation. The room includes built-in fitted wardrobes, central heating radiator, TV aerial point, and telephone point.







Bedroom Two

A bright second bedroom with a UPVC double-glazed window to the front elevation, central heating radiator, and built-in wardrobe with eye-level shelving.

Shower Room

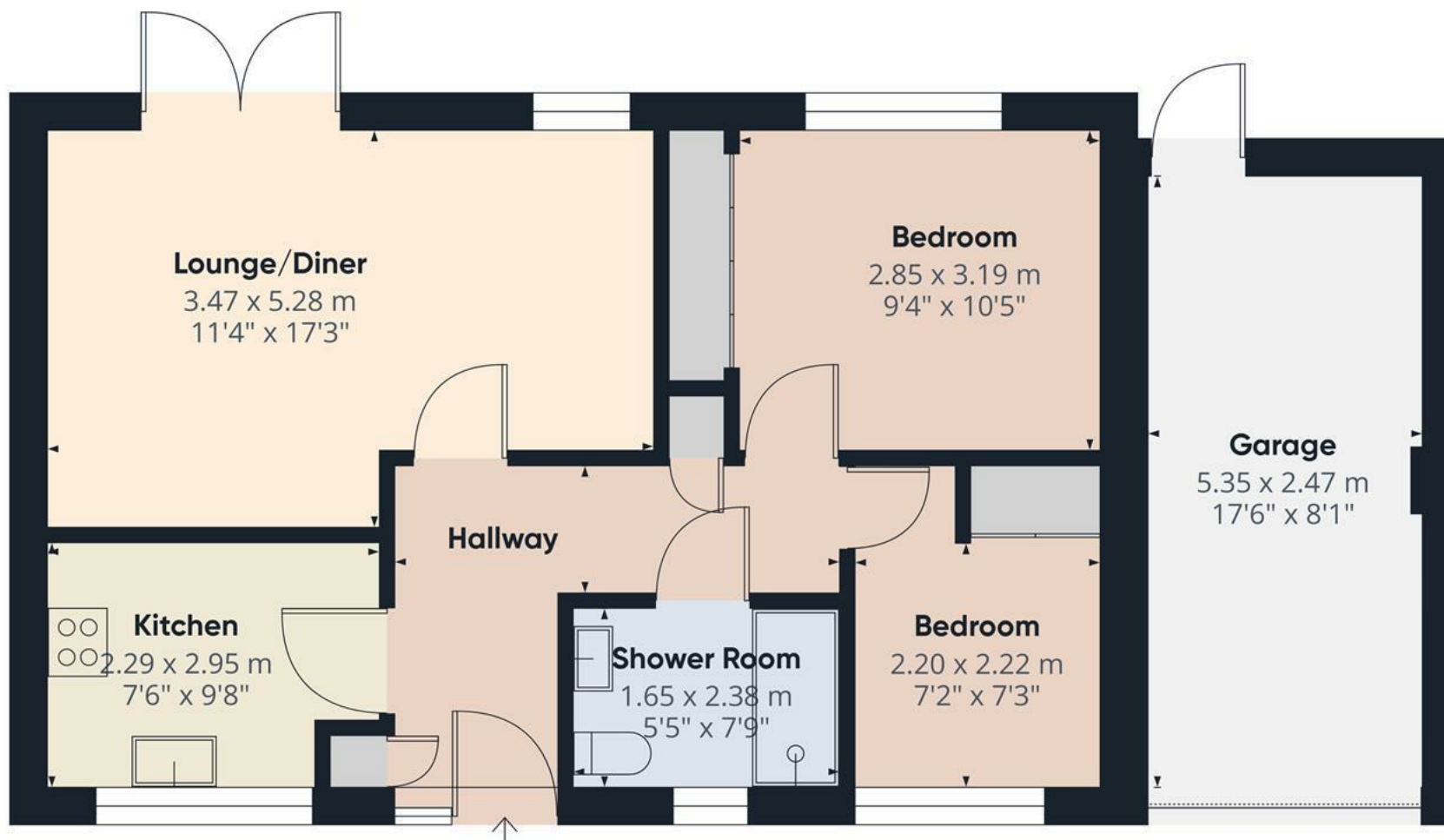
Modern three-piece shower suite comprising a low-level WC, wash hand basin with mixer tap, and double shower cubicle with waterfall showerhead. The room includes UPVC frosted double-glazed window to the front elevation and PVC panelled wall coverings.

Garage

A single garage with electric up-and-over door to the front, power and lighting, central heating radiator, workbench to the rear, and access ladder leading to loft storage space. The consumer unit is also housed here.







Approximate total area⁽¹⁾

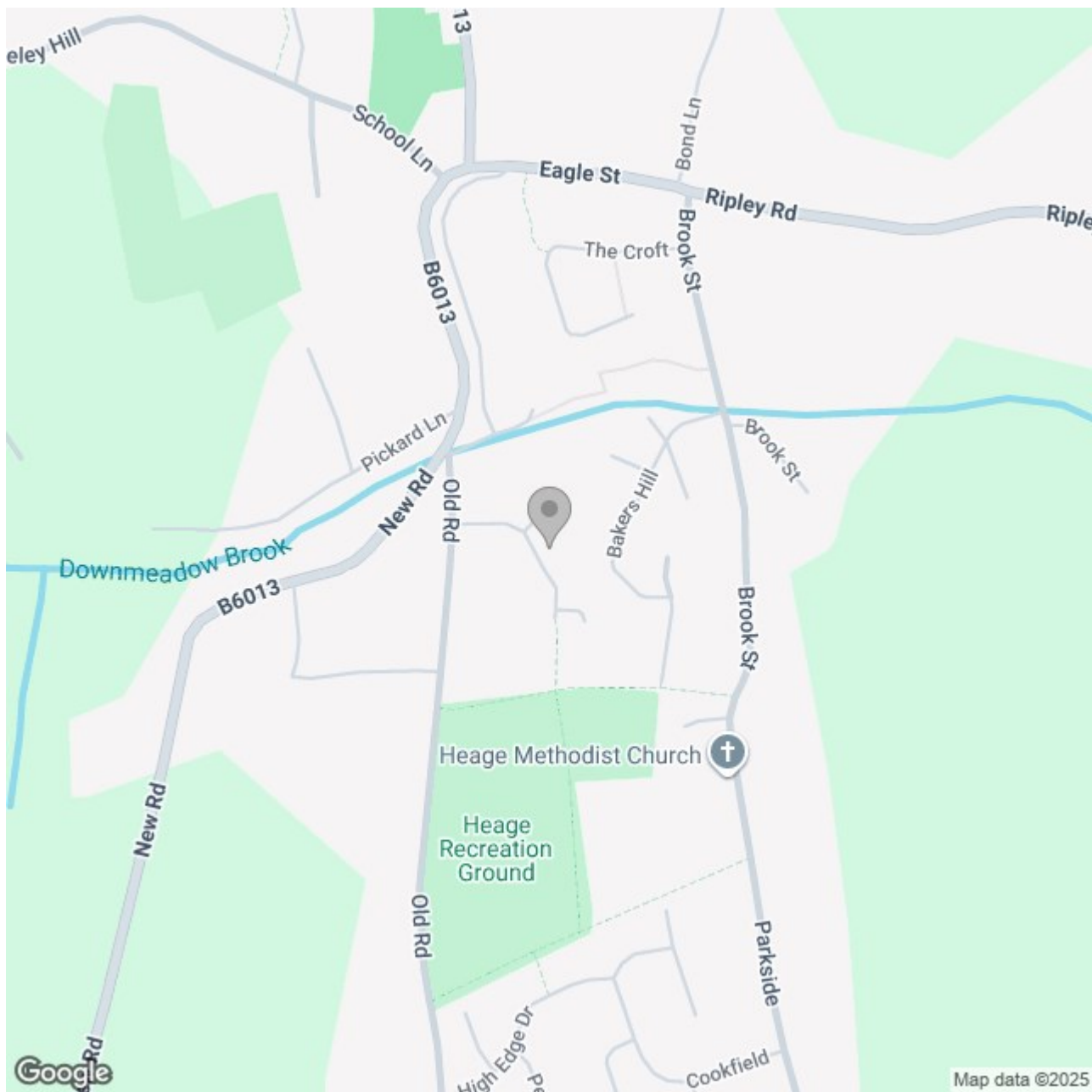
65.3 m²

703 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	