



- A large detached family home in a quiet location
- Spacious lounge/dining room leading into the conservatory
- Kitchen/breakfast room and utility
- Main bedroom with dressing area and en suite
- Double garage and ample driveway parking
- Offered for sale with no onward chain



'A large detached family home, quietly tucked away within a residential cul-de-sac and with excellent transport links to the nearby City of Bath!'

A four bedroom detached family home situated in a tucked away and private position, overlooking the neighbouring play park and recreation area. The accommodation is well presented and comprises a wide entrance hallway with a useful store cupboard ground floor wc and stairs rising to the first floor. A double doorway leads into a large lounge and has a sliding door which provides access to a conservatory. There is a generous sized kitchen/dining room which leads into a utility room and a door to the side pathway. On the first floor there are four very generous sized bedrooms. The largest bedroom is particularly spacious offering a double bedroom with archway through to a dressing area with fitted wardrobes and beyond this is an en suite shower room. Family bathroom with both a bath and separate shower. The property is double glazed throughout and has a full gas central heating system. Offered for sale with no onward chain. Externally the front of the property is accessed by a shared driveway providing access to three properties in the close with this one being at the very head. At the rear there is a fully enclosed garden that is primarily laid to lawn but does have a nice sunny patio area also as well as a side access pathway. Detached double garage with up and over doors and driveway parking for at least two vehicles to the front.

AGENTS NOTE: The property has been fitted with solar panels (fitted 2011) with the remainder of a lease left on the agreement.

Frenchfield Road is a quiet cul-de-sac within the village of Peasedown St. John and proves popular with a variety of buyers. The location is particularly convenient for those looking for easy access to the City of Bath but to reside outside of the city in a semi rural area with basic amenities readily available such as convenience stores, surgeries and a Primary School to name just few.

Tenure: Freehold

Council Tax Band: F





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Score	Energy rating	Current	Potential
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21-38	F		
1-20	G		

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01761 411020 or email us at sales@samchiversproperty.co.uk

These sales particulars provide an approximate guide and form no part of a contract. It is the purchaser's responsibility to satisfy themselves that the property has been accurately described and that all fixtures and apparatus are functioning correctly. Your home may be at risk if you do not keep up repayments secured against it.