





Ground Floor

Entrance Porch

Enter the property via a composite/partly double-glazed front door and having a ceiling light point, a central heating radiator, a full-height, double door storage cupboard, tiled flooring and a solid wood, cottage style door opening to the lounge.

Lounge

12' 4" x 14' 9" (3.76m x 4.50m)

Having a uPVC/double glazed bow window to the front aspect, a ceiling light a central heating radiator, solid wood flooring, an open chimney breast with a multi-fuel burner installed and a wooden mantel above and an archway to the hallway.

Hallway

Having a ceiling light point, a central heating radiator, solid wood flooring and solid wood, cottage style doors opening to the kitchen/dining room, bedrooms one, two and three and the family bathroom.

Kitchen/Dining Room

24' 11" x 14' 5" (7.60m x 4.40m)

Being fitted with a range of wall, base and drawer units with laminate worksurface over and having two uPVC/double glazed windows one to the rear aspect and one to the side aspect, three ceiling light points, two central heating radiators, a one and a half bowl sink with a mixer tap fitted and a drainer unit, an electric double oven integrated in a tall cabinet, an electric hob with a stainless steel/glass, chimney style extraction unit over, tiled splashbacks, tiled flooring, an integrated dishwasher, space for an upright fridge and freezer, a solid wood, spindle, carpeted stairway leading to the loft room and a uPVC/partly double glazed door to the rear aspect opening to the garden.



Loft Room

14' 11" x 14' 8" (4.55m x 4.48m)

Having a double glazed Velux style window to the side aspect, a ceiling light point, eaves storage, decorative wooden beams and carpeted flooring.

Bedroom One

21' 3" x 10' 5" (6.47m x 3.18m)

Having a uPVC/double glazed window to the rear aspect, ceiling spotlights point, two central heating radiators, carpeted flooring, a television aerial point, double doors opening to a dressing room and a door opening to the en-suite shower room.

En-suite Shower Room

Having an obscured window to the side aspect, ceiling spotlights, a central heating radiator, a concealed cistern WC, a sit-on wash hand basin with a mixer tap fitted and under-sink storage, additional storage cabinets, tiled flooring, partly tiled walls and a glass shower cubicle with a thermostatic shower installed.

Bedroom Two

13' 11" x 7' 6" (4.25m x 2.28m)

Having a uPVC/double glazed window to the front aspect, ceiling spotlights, a central heating radiator, a fitted cupboard and carpeted flooring.

Bedroom Three

8' 2" x 8' 6" (2.48m x 2.59m)

Having a uPVC/double glazed window to the side aspect, ceiling spotlights, a central heating radiator and carpeted flooring.

Family Bathroom

Having two obscured windows to the side aspect, ceiling spotlights, a central heating radiator, a concealed cistern WC, a sit-on wash hand basin with a mixer tap fitted and under-sink storage, tiled flooring, partly tiled walls, a corner, jacuzzi bath with a side-mounted mixer tap fitted and a separate glass shower cubicle with a thermostatic shower installed.

Outside

Front

Having a large driveway suitable for parking multiple vehicles and having a low-level brick wall with decorative wrought iron railings, a lawn retained by a low-level brick wall, courtesy lighting, security lighting and access to the rear of the property via a wooden side gate.

Rear

A large and private rear garden, which is mainly lawn and has a patio dining area, courtesy lighting, security lighting, a cold-water tap, various trees, shrubs and bushes, an electrical point, access to the front of the property via a wooden side gate, brick-built storage and a brick-built games room/gym.

Games Room & Gym

Having composite/partly double glazed French doors to the front aspect, two uPVC/double glazed, full height windows also to the front aspect, two ceiling light points, power and vinyl flooring.

Store

Having composite/partly double glazed French doors to the front aspect, power and lighting.

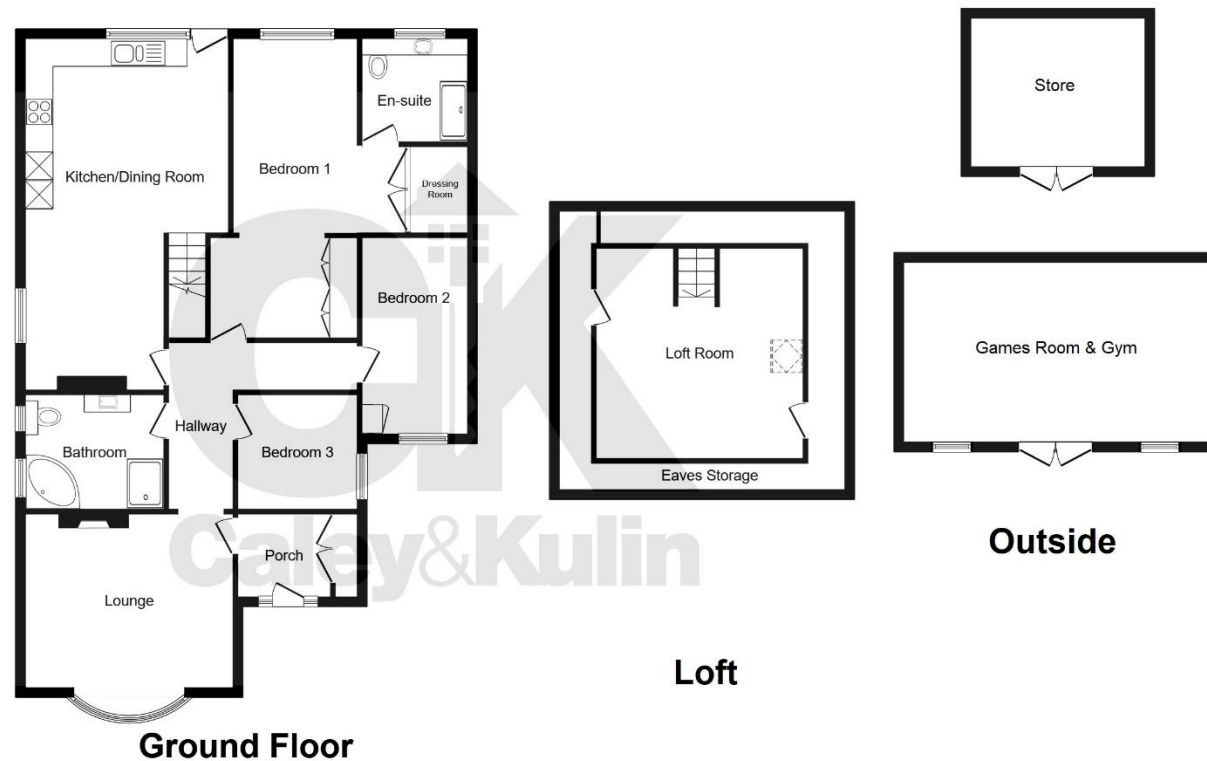








* An immaculately presented and spacious family home located in a very desirable area *



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Council Tax Band: D

EPC Rating: Awaiting EPC

Tenure: Freehold

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