





Ground Floor

Entrance Hall

Enter via a uPVC/partly double glazed front door which has an obscured, uPVC/double glazed sidelight window and having a central heating radiator, a ceiling light point, tiled flooring, a carpeted stairway leading to the first floor and doors opening to the lounge and the kitchen.

Lounge

11' 4" x 17' 1" (3.444m x 5.219m)

Having two uPVC/double glazed windows, one to the front aspect and one to the side aspect, two ceiling light points, two central heating radiators, a gas fire with a fireplace surround, carpeted flooring, a television aerial point and partly glazed/double doors opening to the dining room.

Kitchen

8' 10" x 8' 11" (2.702m x 2.711m)

Being fitted with a range of wall, base and drawer units with laminate worksurface over and having a uPVC/double glazed window to the rear aspect, ceiling spotlights, a stainless steel sink with a mixer tap fitted and a drainer unit, a built-under, electric, double oven with a four-burner gas hob and a stainless steel, chimney style extraction unit over, tiled splashbacks, an integrated, under-counter fridge, plumbing for a washing machine, vinyl flooring and an opening to the dining room.

Dining Room

13' 8" x 7' 9" (4.166m x 2.372m)

Being open plan to the reception room and having a ceiling light point, a central heating radiator, vinyl flooring and a door opening to a storage cupboard.

Reception Room

10' 0" x 6' 10" (3.057m x 2.091m)

Having uPVC/double glazed French doors to the rear aspect opening to the garden, a ceiling light point, a central heating radiator and vinyl flooring.



First Floor

Landing

Having a ceiling light point, access to the loft space, carpeted flooring and doors opening to the three bedrooms and the family bathroom.

Bedroom One

11' 9" x 9' 10" (3.586m x 3.006m)

Having two uPVC/double glazed windows one to the front aspect and one to the side aspect, a ceiling light point, a central heating radiator, a built-in wardrobe and carpeted flooring.

Bedroom Two

10' 7" x 9' 9" (3.221m x 2.980m)

Having a uPVC/double glazed window to the rear aspect, a ceiling light point, a central heating radiator, laminate flooring and built-in wardrobes.

Bedroom Three

8' 10" x 7' 0" (2.683m x 2.143m)

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

Family Bathroom

Having an obscured uPVC/double glazed window to the rear aspect, ceiling spotlights, a chrome-finished central heating towel rail, a concealed cistern WC, a wash hand basin with a mixer tap fitted and under-sink storage, fully tiled walls, tiled flooring, an extraction unit, a bath with a mixer tap fitted which has a hand-held shower head and a separate shower cubicle with a thermostatic shower installed.

Outside

Front

Having a large driveway suitable for parking multiple vehicles, a lawn, a privacy hedge, courtesy lighting, access to the detached garage and access to the rear garden.

Garage

A detached garage which has power, lighting, a window to the rear aspect, an up and over door to the front aspect opening to the driveway and a door to the side aspect opening to the rear garden.

Rear

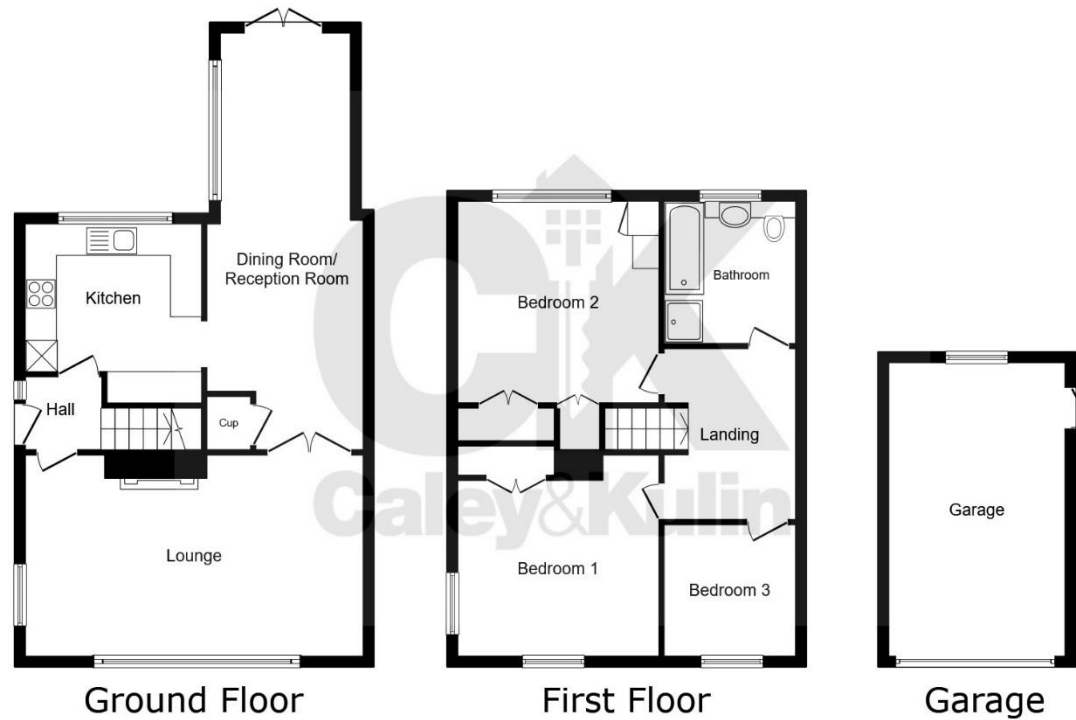
A large garden which has a patio dining area, a lawn, a cold-water tap, courtesy lighting, access to the side aspect of the garage and access to the front of the property.







* A beautifully presented, three-bedroom, semi-detached home located in a very desirable area *



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Council Tax Band: C

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