



7, Postmill Road,

Guide Price £385,000

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## 7, Postmill Road,

Built circa 2021 by the highly regarded Abbey Homes, this beautifully presented three-bedroom detached residence sits in an enviable position, benefitting from an attractive south facing garden and within a 10 minute walk from the town centre.

**Internally** - The well-planned accommodation is arranged over two floors and comprises a welcoming entrance hallway, a cloakroom, and doors leading to both the comfortable living room and the stylish kitchen/dining room. The kitchen/diner enjoys double doors opening out to the attractive south facing rear garden, creating a fantastic space for entertaining and everyday family living.

To the first floor are three generously proportioned bedrooms, including a principal bedroom with en-suite shower room, along with a modern family bathroom.

**Externally** - The property offers driveway parking leading to a garage. The rear garden enjoys a sunny aspect and is mainly laid to lawn, complemented by a paved patio area, a variety of established trees and shrubs, and a summer house.

**Location** - Nestled within a sought-after neighbourhood, the property enjoys a peaceful setting while remaining within easy reach of local amenities and excellent transport links including the fast link train station and highly regarded schools. This home offers the perfect balance of tranquillity and convenience.

Call now to arrange your viewing of this lovely example.











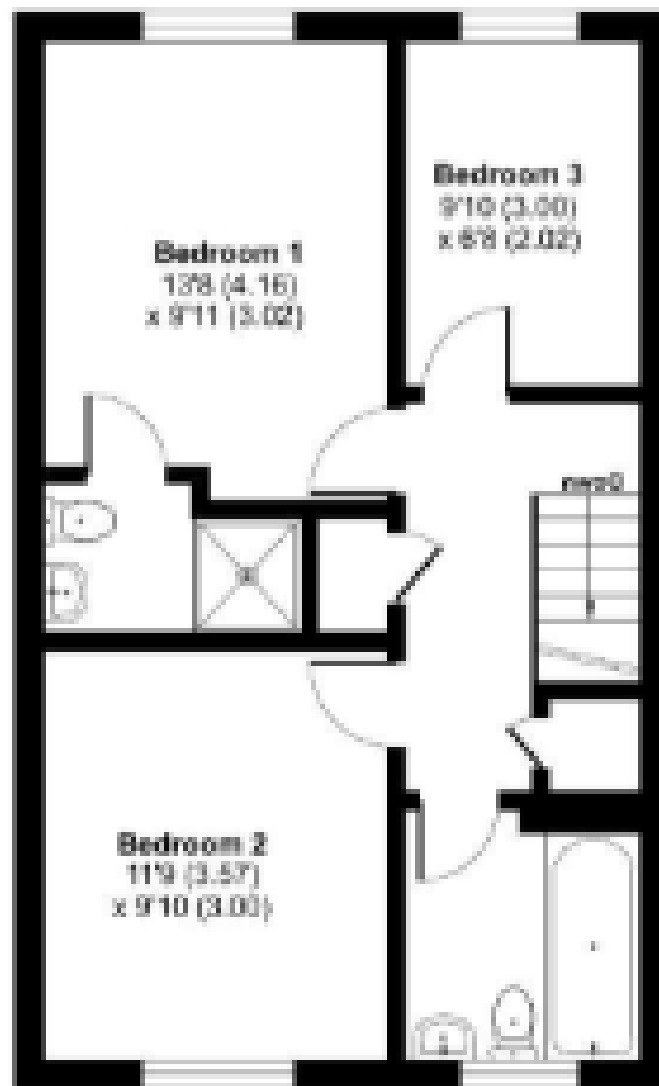








**Garage**  
23'5" (7.15)  
x 9'11" (3.03)

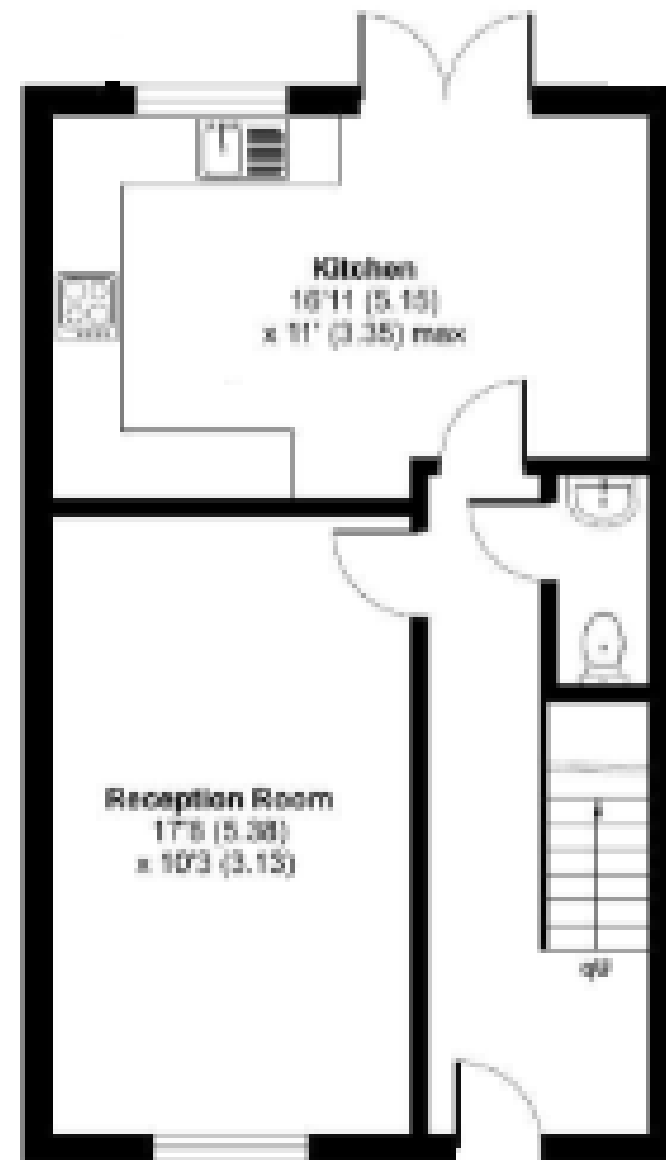


**Bedroom 1**  
13'8" (4.16)  
x 9'11" (3.02)

**Bedroom 3**  
9'10" (3.00)  
x 8'8" (2.02)

**Bedroom 2**  
11'9" (3.57)  
x 9'10" (3.00)

**FIRST FLOOR**



**Kitchen**  
16'11" (5.15)  
x 11' (3.35) max

**Reception Room**  
17'8" (5.38)  
x 10'3" (3.13)

**GROUND FLOOR**

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