

oakheart



£395,000

Offers In The Region Of
Browns Close, Acton



Located within Browns Close, Acton, is this impressive five-bedroom detached house offering a wonderful opportunity for those seeking a spacious family home.

Upon entering, you are greeted by an inviting entrance hall leading to a sitting room, a convenient downstairs W.C, and a lovely dining room perfect for entertaining guests. The sitting room, with its dual aspect and French doors opening to the garden, is a bright and airy space that seamlessly flows into the kitchen/breakfast room. The modern kitchen is equipped with integrated appliances and offers access to the rear garden, making it perfect for both everyday living

and hosting gatherings.

Heading upstairs, you will find bedrooms one and two at the front of the house, with the master bedroom benefiting from built-in wardrobes. Bedroom five overlooks the rear garden, while an additional room on this floor could serve as a study or extra storage space. The first-floor bathroom features a panel enclosed bath and other essential amenities.

The second floor reveals a well-designed loft conversion with two more double bedrooms and a separate shower room. The views from

the landing and bedroom three showcase the picturesque village and surrounding countryside.

Outside, the property boasts a front garden with a path leading to the entrance, while a shared driveway provides access to the double garage and parking. The rear garden, accessible from the kitchen and sitting room, features a level lawn area, bordered flower beds, and a delightful patio seating area perfect for enjoying the outdoors.

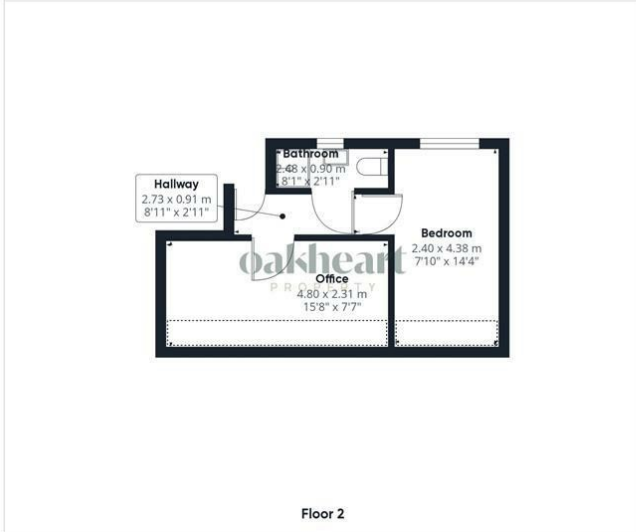
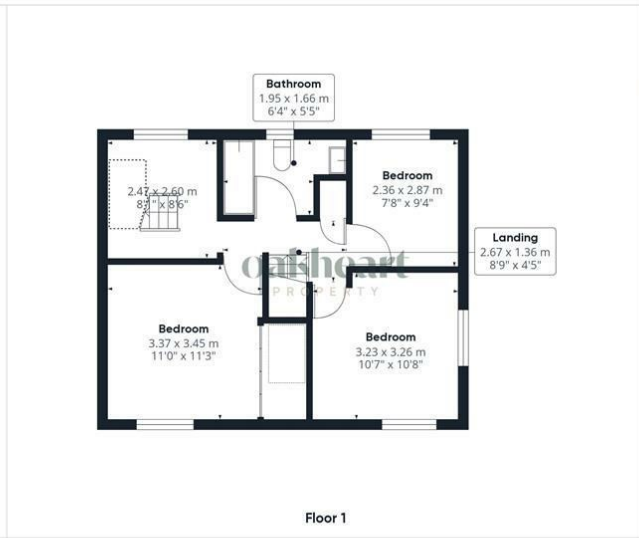
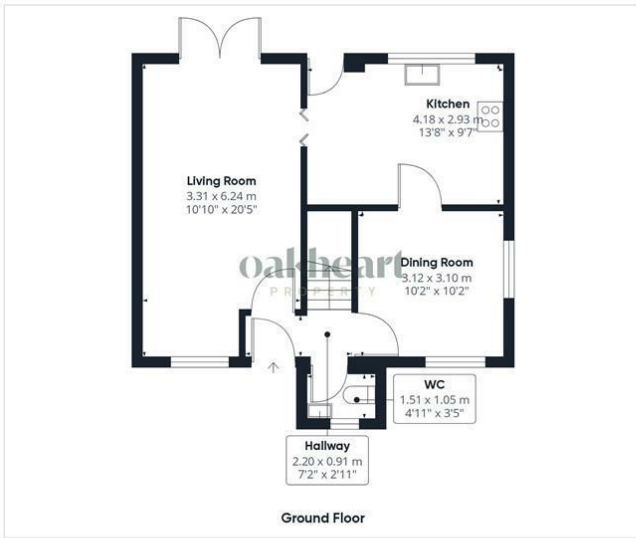
Please call Oakheart to arrange your internal viewing!











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Approximate total area^m
117.01 m²
1259.52 ft²

Reduced headroom
5.39 m²
58.05 ft²

(1) Excluding balconies and terraces.

Reduced headroom (below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360

Local Authority:

Tenure:
Freehold

Council Tax Band:
D

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		84
(81-91) B		
(69-80) C		
(55-68) D	67	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon.