



**BOWDEN  
BRADLEY**



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**30 Mellows Road, Clayhall, IG5 0HJ**

**Guide price £675,000**



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Welcome to the market this 3 bedroom semi-detached home on the sought after Mellows Road, Clayhall which sits near 1700 square feet assuring plenty of space for a growing family and even potential for further expansion with loft conversion or double storey.

This stunning home has been fully extended at the rear and designed to an ultra high specification boasting underfloor heating, parquet wooden flooring, quartz worktops and a real marble island making the kitchen a true statement piece. The kitchen consists of integral Neff oven, microwave, extractor fan and Bosch dishwasher meaning this property truly is turn key.

The large reception rooms are great for relaxing with the family or entertaining guests and with keeping the theme of solid wooden flooring it really blends modern & warmth perfectly.

- £675,000 - £725,000 Guide Price
- 6 Meter Rear Extension
- Nearly 1700 SQFT
- Very Sought After Road Within Clayhall
- Excellent Local Amenities And Transport Link
- Ultra High Spec Kitchen With Integral Neff Appliances
- 3 Spacious Bedrooms
- Huge Potential For Loft Conversion & Double Storey Extension
- Outstanding Schools In Close Proximity
- Outbuilding (Part Garage/Storage, Part Office/Gym)

