



11 Brooms Lane, Kelsall

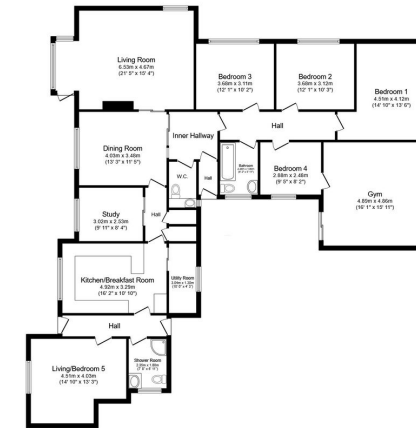
Guide Price £800,000

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- Large Detached Bungalow in Highly Desirable Location
- Master Bedroom with shower room next door
- Family bathroom
- Large private gardens laid mainly to lawn
- Driveway for three to Four Cars
- Lounge, Dining Room and Snug
- Three/Four Further Double Bedrooms
- Large Gym which could be returned to a double garage
- Solar Panels and 10kW House Battery
- Viewing highly recommended





Floor Plan
Floor area 199.6 sq.m. (2,149 sq.ft.)

Total floor area: 199.6 sq.m. (2,149 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

A beautifully proportioned and elegantly presented four-bedroom bungalow in the highly sought-after village of Kelsall. Offering versatile single storey living, three generously sized reception rooms, and four well-appointed bedrooms with two bathrooms, the property combines comfort, style, and practicality. Set within attractive, private gardens and offering ample off-road parking, this exceptional home enjoys a peaceful residential location while being within easy reach of local amenities, countryside walks, and excellent transport links. The property benefits from Solar panels with internal battery, ensuring low running costs.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		78 C
55-68	D	63 D	
39-54	E		
21-38	F		
1-20	G		