



**GINGER COW**  
ESTATE AGENTS

01234 860215

## Avocet Road, Wixams

£475,000

5 5

Welcome to this exceptional 5 double bedroom detached family home in Wixams, epitomizing executive living. This spacious residence features a large lounge, dining room, study, and a modern kitchen/breakfast room with an adjoining utility room. With four bathrooms, including two en-suites, comfort and convenience are assured. The property also offers a garage, secure gated parking, and a beautifully landscaped rear garden.

Located just a 2-minute walk from the Ofsted-rated Good Wixams Tree Primary School, and close to parks, lakes, a high school, shops, and a 3G football pitch, this home is perfect for families. Offered chain-free, it combines luxury, space, and an unbeatable location. Don't miss this rare opportunity!



Floor Area: sq. ft.

Tenure: Freehold

Service Charge: £0 per annum

Ground Rent: £0 per annum

