



Welcome to your future home sweet home! This four-bedroom detached house is a gem nestled within walking distance to the village. As you step through the front door, you're greeted by two cosy receptions perfect for family time. The open-plan kitchen-dining area is ideal for hosting, with the utility room adding practicality to your daily routine. With four double bedrooms, a family bathroom, and an En-suite, this property ticks all the boxes for comfortable living.

Outside, this property boasts a lovely enclosed rear garden and private driveway.

Viewings a must – come and see this delightful home for yourself!

Council Tax band: D

Tenure: Freehold

- Detached House
- Two Receptions
- Four Double Bedrooms
- Open Plan Kitchen Dining
- Utility Room
- Family Bathroom & En-Suite
- Private Driveway
- Walking Distance To Village



Entrance Hall

Front door to hallway, with doors leading to cloak, kitchen, lounge and dining. Stairs to 1st floor and storage cupboard.

Cloakroom

Two piece suits comprising vanity wash hand basin and low level WC.

Lounge

10' 4" x 15' 7" (3.14m x 4.76m)

Window to front. Double doors leading into dining room.

Dining Room

10' 4" x 14' 9" (3.14m x 4.49m)

French doors leading to rear garden.

Kitchen Dining

8' 3" x 6' 2" (2.52m x 1.89m)

An excellent range of eye and low level units incorporating a stainless steel sink and drainer unit. Built in gas hob with canopy style extractor hood built over and built in double oven. Integrated dishwasher, fridge freezer and microwave. Windows to front and rear with door into utility room.

Utility Room

5' 6" x 5' 7" (1.68m x 1.71m)

Range of units and cupboards with worktops, plumbed in for washing machine and space for dryer. Door into rear garden.

Landing

Doors leading to all four bedrooms and bathroom. Loft access.

Bedroom One

10' 6" x 14' 5" (3.19m x 4.39m)

Window to rear and door into En-Suite.



En-Suite

5' 7" x 6' 9" (1.70m x 2.05m)

Three piece suite comprising corner shower with mixer shower over, wash hand basin and low level WC. Heated towel rail and window to rear. Fully tiled.

Bedroom Two

8' 6" x 14' 7" (2.58m x 4.45m)

Window to rear.

Bedroom Three

11' 2" x 10' 6" (3.40m x 3.19m)

Window to front.

Bedroom Four

8' 6" x 11' 0" (2.58m x 3.35m)

Window to front with canal views.

Bathroom

7' 1" x 6' 8" (2.16m x 2.04m)

Four piece suite comprising panelled bath, corner shower cubicle, pedestal wash hand basin and low level WC. Fully tiled, heated towel rail and window to front.

Front Garden

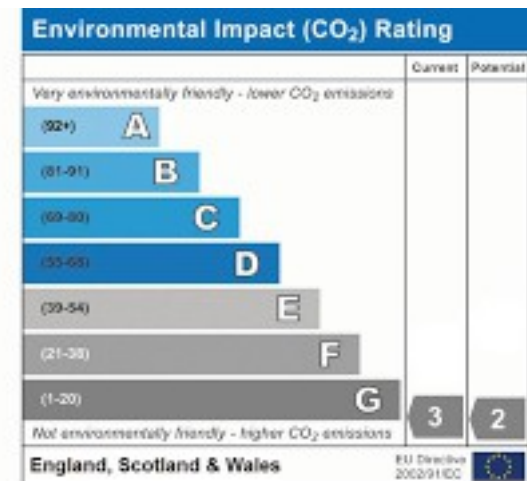
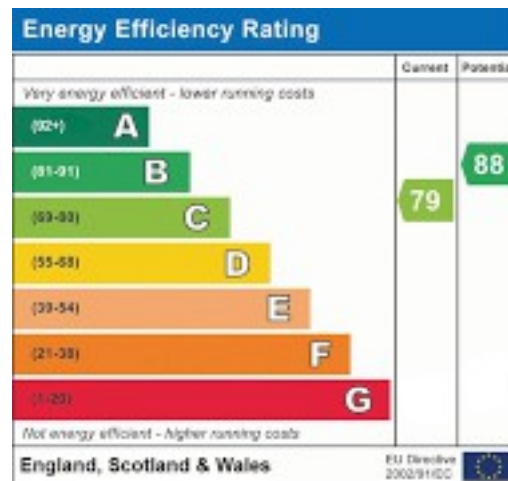
Private driveway to front with small lawn area and planted borders. Access to rear garden on both sides.

Rear Garden

Enclosed rear garden, planted out borders, patio and lawn. Wooden shed. Access to front drive either side.



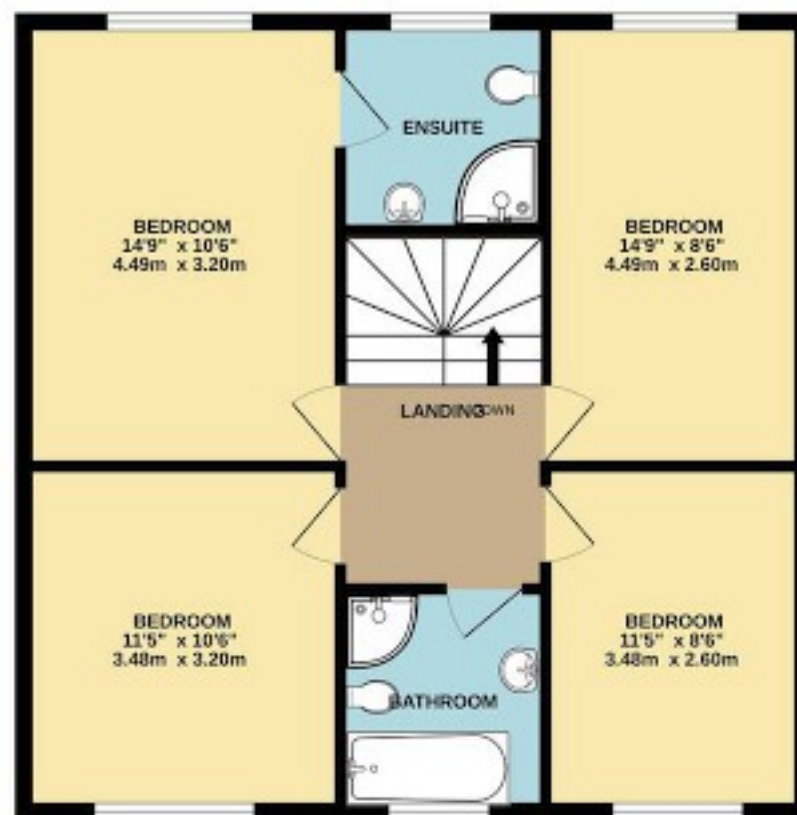




GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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