



Saffron Gardens

£460,000

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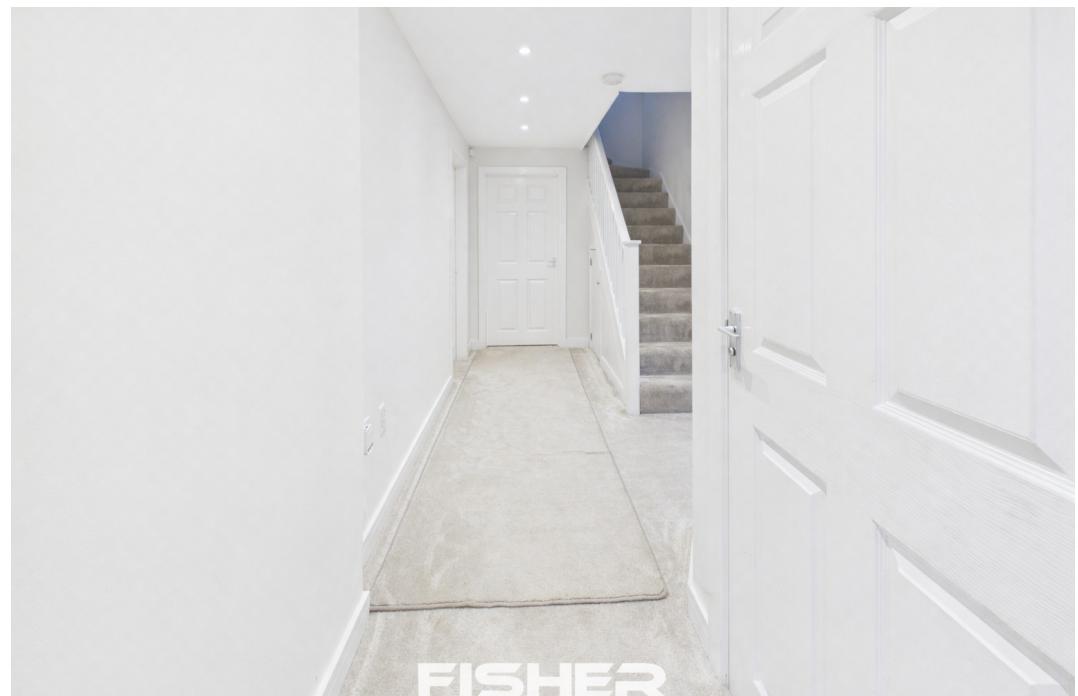
The property is approached via a generous driveway providing off-street parking for up to four vehicles and access to the front entrance.

On the ground floor, a welcoming hallway leads through to a bright and comfortable living room, enhanced by air conditioning and French doors opening directly onto the rear garden. The modern fitted kitchen offers a practical layout with ample storage and worktop space and is equipped with integrated dishwasher, washing machine and fridge freezer. A ground floor WC completes the layout.

Underfloor heating runs throughout the entire ground floor and is divided into three zones covering the living room, kitchen and hallway/WC.

Upstairs, the first floor provides three bedrooms, including a principal bedroom with air conditioning, alongside a family bathroom and a separate additional bathroom, offering flexibility for family living. There is also a useful landing cupboard, suitable for use as a linen store or wardrobe.

Externally, the rear garden has been beautifully landscaped for low maintenance and benefits from power to the rear, power provision for a hot tub, an external feature and modern fireplace





- Detached home
- Underfloor heating
- Air conditioning to Master bedroom and Living Room
- Central village location
- 3 Spacious Bedrooms
- Solar Panels
- Driveway for up to 4 cars
- Landscaped Garden
- Modern Kitchen with integrated appliances
- Ensuite to Master



Energy Efficiency Rating

Rating	Current	Potential
A (92 plus)	84	86
B (81-91)		
C (69-80)		
D (55-68)		
E (39-54)		
F (21-38)		
G (1-20)		

Not energy efficient - higher running costs

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