

for sale

offers in excess of **£350,000**



Rossiter Road Cheddon Fitzpaine Taunton TA2 8SN

A BEAUTIFULLY APPOINTED detached family home in the popular NERROLS GRANGE development boasting FOUR BEDROOMS, remaining NHBC warranty, and GARAGE. Features include a stunning Kitchen/Diner with ISLAND, low maintenance rear garden and EN SUITE SHOWER ROOM. View now!



Rossiter Road Cheddon Fitzpaine Taunton TA2 8SN

Front Door

Leading into...

Entrance Hall

A bright and welcoming entrance to the property with an under-stairs storage cupboard and wall-mounted radiator. Stairs rising to the first floor. Doors to the Cloakroom, Lounge and Kitchen/Diner.

Cloakroom

Low level WC, wash hand basin and wall-mounted radiator. Window to side aspect.

Lounge

16' 2" x 10' 2" (4.93m x 3.10m)

An excellently appointed Lounge featuring television point, two wall-mounted radiators and a window to front aspect.

Kitchen / Diner

18' 5" x 14' 2" (5.61m x 4.32m)

The stunning Kitchen/Diner is well-suited to a larger family and entertaining guests with patio doors leading out to the rear garden. The Kitchen itself features a host of developer upgrades and fitted wall and base units. Granite worktops incorporating a recessed sink, gas hob and central island with breakfast bar. Built-in electric double oven, dishwasher and fridge/freezer. Another feature of the Kitchen is the large utility cupboard with plumbing for a washing machine and the wall-mounted gas boiler. Window to rear aspect.



First Floor Landing

Built-in cupboard, wall-mounted radiator and window to side. Doors to all bedrooms and the Bathroom.

Bedroom 1

10' 5" plus wardrobes x 9' 2" (3.17m plus wardrobes x 2.79m)
A generous principle bedroom featuring a double wardrobe, television point and window to rear aspect. Door to the...

En Suite

The excellently presented suite comprises double shower cubicle with wall-mounted shower over, low level WC and pedestal wash hand basin. Additional features include half-height tiling, an extractor fan and window to side aspect.

Bedroom 2

11' 7" max x 9' 2" (3.53m max x 2.79m)
A second double bedroom featuring a double wardrobe, wall-mounted radiator and window to front aspect.

Bedroom 3

8' 10" x 7' 2" (2.69m x 2.18m)
Wall-mounted radiator and window to front aspect.

Bedroom 4

8' 10" x 6' 9" (2.69m x 2.06m)
Wall-mounted radiator and window to rear aspect.

Bathroom

A neutral suite comprising bath with mixer tap and wall-mounted shower over, low level WC and pedestal wash hand basin. Wall-mounted heated towel rail, extractor fan and window to side aspect.

Rear Garden

A low maintenance garden set over two tiers and primarily laid out to patio and lawn. The garden also features external power sockets, a rear gate to the driveway and is mostly walled.

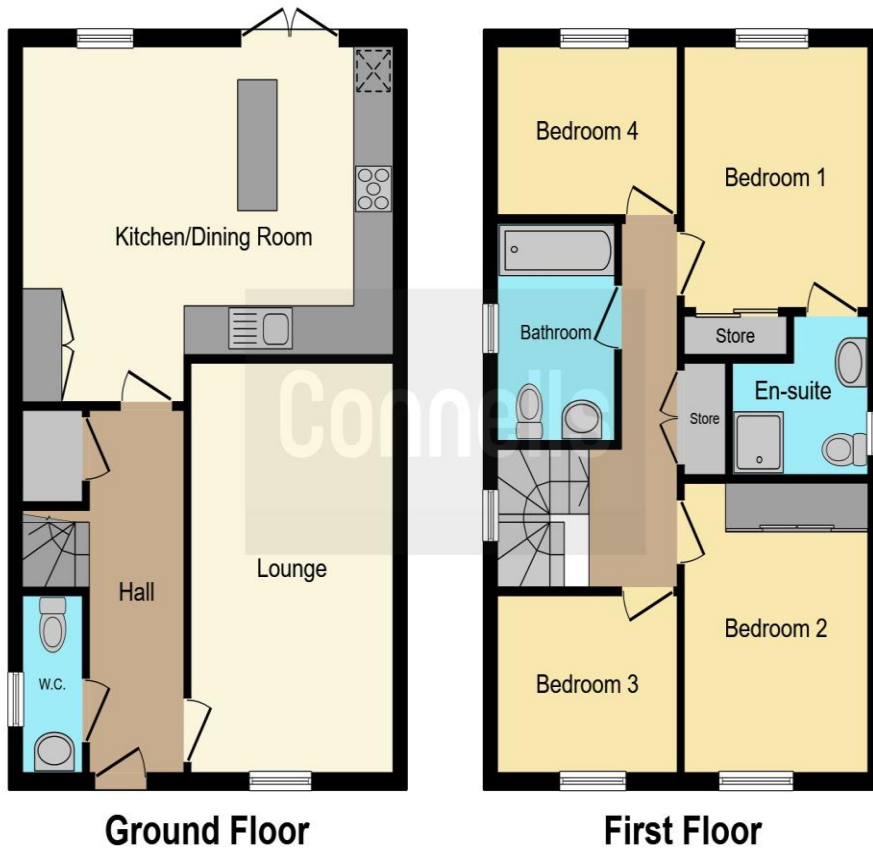
Garage

A single garage located to the rear of the garden with power, lighting and an up and over door to front.

Parking

Driveway parking for three cars in tandem in front of the garage.





Ground Floor

First Floor

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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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.focalagent.com

directions to this property:

At Wickes roundabout head north on the A358/O'Bridge Flyover. At the next roundabout take the third exit onto Priorswood Road. At the next roundabout take the first exit onto Nerrols Drive and then take the second right-hand turning into the development. Follow the road around to the right and onto Rossiter Road where the property will be located on the left hand side.

To view this property please contact Connells on

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 TAUNTON TA1 3PR

Property Ref: TTN312170 - 0005

Tenure: Freehold

EPC Rating: B

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