



Purcell Road, Marston

Connells

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Purcell Road, Marston

Ideally located in this quiet Marston Cul-de-sac is this well presented four-bedroom mid terrace family home offered for sale with the peace of mind of no onward chain.

In brief the property comprises the following: enclosed porch, spacious front reception room which leads into the kitchen that spans the full width of the house, a small dining room is to the rear semi open plan with the kitchen.

Upon the first floor are the four bedrooms, bedroom 1 boasts an ensuite shower room with the remaining three served by the main family bathroom. Externally there's a driveway to the front which leads to the single integral garage with an electric roller

door. The rear garden is majority laid to lawn with a patio area, mature trees and a wooden shed.

A fantastic family home in a great location, call now to view 01865 763 501

Enclosed Porch

Wood laminate flooring

Reception Room

15' x 14' 8"

Double glazed window to the front aspect, TV point, radiator, coved ceiling and stairs to the first floor.

Kitchen

21' 11" x 9' 5"

Double glazed window to the rear aspect, fitted with a selection of floor and wall units, twin sink unit, built in oven, hob and extractor fan over. wall mounted gas boiler, radiator, built in washing machine. Wood laminate flooring.

Dining Room

7' 6" x 7' 4"

Double glazed window to the rear aspect with French doors to the rear garden. radiator, wood laminate flooring.

Landing

Coved ceiling, doors to all bedrooms and family bathroom

Bedroom 1.

14' 5" x 6' 9"

Double glazed window to the front aspect, loft access, radiator.

Ensuite Shower Room

Double glazed window to the rear aspect, low level WC, pedestal wash hand basin, shower cubicle, shaver point, tiled floor, towel rail.

Bedroom 2.

11' 6" x 9' 9"

Double glazed window to the rear aspect, radiator, wood laminate flooring, airing cupboard, built in wardrobe.





Bedroom 3.

11' 3" x 9' 9"

Double glazed window to the rear aspect, radiator.

Bedroom 4.

8' 5" x 5' 10"

Double glazed window to the front aspect, radiator.

Family Bathroom

Double glazed window to the rear aspect, suite comprising a low level WC, pedestal wash hand basin and a bath with shower over. Tiled floor and Towel rail.

Garage

14' 10" x 6' 7"

Electric roller door





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

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A vastly extended four-bedroom family home benefitting from no onward chain. Features to note include two separate reception rooms, ensuite to bedroom 1 and front and rear gardens. A generous home in an ideal location close to excellent school and local shops.

Price

£625,000

Tenure: Freehold

EPC Rating: C

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To view this property please contact us on

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