

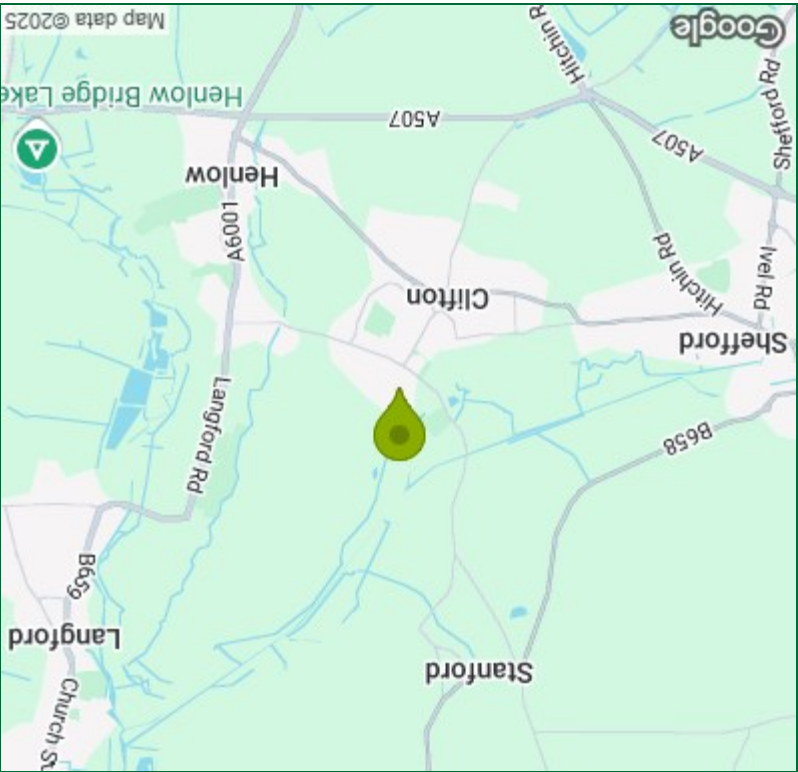


Lychmead,
Clifton | Beds
£550,000

4 2 2 D



Area Map



if you wish to arrange a viewing appointment for this property or require further information.

Please contact our Shefford Office on 01462 814087

Viewing

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

22 High Street, Shefford, Bedfordshire, SG17 5DG
Tel: 01462 814087 Email: enquiries@sheridans-estates.com <https://www.sheridans-estates.com>

A lovely, four bedroom detached, family home located in a quiet cul de sac location within the popular village of Clifton. The property boasts a spacious living room, separate dining room, kitchen, utility, conservatory and shower room. On the first floor there are four good sized bedrooms and a family bathroom. Outside there is ample off road parking, a double garage and a good sized, mature rear garden. being sold with no upward chain.

Entrance Porch
Entrance door, door to:-

Entrance Hall
Stairs leading to first floor, under stairs storage cupboard.

Shower room
White suite comprising of fully tiled shower cubicle with wall mounted shower, low level w.c, wash hand basin in vanity unit, fully tiled walls, heated towel rail, tiled floor, window to front.

Lounge
15'10" x 14'9"
Spacious room with window to front, radiator, tiled hearth with electric fire.

Dining Room
11'6" x 8'0"
Sliding patio doors to conservatory, opening into living room.



Kitchen
12'11" x 8'1"
Fitted kitchen with a range of base and eye level units with roll top work surfaces, one and a half stainless steel sink unit with mixer tap, tiled splash back, electric cooker point, part tiled walls, floor standing oil fired boiler, window to rear.

Conservatory
11'2" x 9'6"
Brick and uPVC construction, French doors to garden.

Inner Walkway
Doors to front and rear of property, doors to double garage and utility room.

Utility
8'7" x 6'8"
Base unit with work surface over and inset sink unit, plumbing for washing machine and dishwasher, radiator, window to rear.



Landing
Access to all first floor rooms, airing cupboard housing hot water tank, access to loft space.

Bedroom One
12'11" x 11'8"
Window to front, radiator, sliding door wardrobe.

Bedroom Two
9'8" x 8'10"
Window to front, radiator.

Bedroom Three
12'5" x 9'8"
Window to rear, radiator, fitted bedroom furniture.

Bedroom Four
9'5" x 7'11"
Window to rear, radiator.



Bathroom
White suite comprising of panel enclosed bath with mixer tap, wash hand basin in vanity unit, low level w.c, tiled floor, tiled walls, heated towel rail, window to rear.

Front Garden
Block paved driveway providing off road parking for several cars, rest laid to decorative stone with ornamental planting.

Double Garage
16'2" x 15'6"
Electric roller door, power and light.

Rear Garden
A good sized, fully enclosed garden with paved patio area, rest laid to lawn with a large selection of mature trees and shrubs, garden pond, garden shed, oil tank.

Agents Notes
Freehold.
Oil fired central heating.
Council Tax band E.

