



140 Sydney Road

CW1 5NF

Offers Over £430,000



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STEPHENSON BROWNE

Stephenson Browne are pleased to market this superb dormer style detached home, built in 2007. The property is generous in size and is situated on a large plot with ample parking space. Internally, the property has a fabulous entrance porch and hall with a contemporary-styled staircase which flows into the inner hall which has two bedrooms, an ensuite and a bathroom off. The kitchen is a good size and has a separate utility room. The wow factor for this property is the living room, with full-height vaulted 'cathedral style' roof with two Velux skylights and patio doors to the garden. The first floor has the master with a dressing room and ensuite bathroom with his and hers sinks! There is also another bedroom to complete the first floor. The property has LP gas central heating and double-glazed windows throughout. Call us today for further information!

Entrance Porch

Ceramic 'slate' floor, uPVC double glazed entrance door & side panel windows, side uPVC double glazed opening window, radiator, uPVC double glazed internal wood effect door & side panels.

Entrance Hall

Wood laminate covering, radiator, access to the staircase with glass panel inserts & galleried landing section over, under stairs cupboard.

Living Room

25'3" x 16'2" (7.70m x 4.93m)

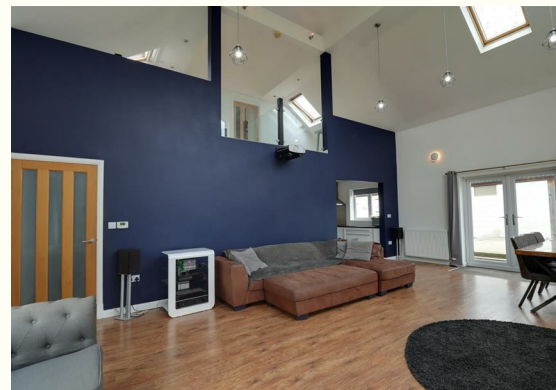
Full height vaulted 'cathedral style' (floor to ridge 20'3") roof with two Velux skylights, two double glazed patio doors, TV & electric fire recess, three uPVC double glazed windows & gable end window, four radiators. Contemporary styled electric fire. JVC projector & screen (120"), laminate flooring, open first floor section with glass centre panel, door to Reception Hall.

Kitchen

16'3" x 9'8" (4.97m x 2.95m)

Having a range of white high gloss fitted units incorporating 'Starlite' granite worktops, Franke under mounted half bowl stainless steel sink unit with flexi tap over, wall mounted cupboards, full height storage cupboards & pan drawers, contemporary styled radiator, skirting board lighting, two uPVC double glazed windows, ceramic 'slate' tiled floor, Worcester combination gas fired central heating boiler. The kitchen has integrated appliances such as a Rangemaster cooker with electric hob, stainless steel splashback and canopy hood over and a Kenwood dishwasher. There is also space for an American style fridge freezer.





Utility

8'11" x 8'1" (2.74m x 2.47m)

Fitted base and wall storage units with granite worktops and stainless steel sink unit, ceramic 'slate' tiled floor, exterior back entrance door, uPVC double glazed window, radiator and space and plumbing for a washing machine.

Inner Hall

Bedroom Two

12'2" x 12'5" (3.71m x 3.80m)

Front aspect window. Carpets. Radiator. Access to ensuite.

Ensuite

Curved screen door enclosed cubicle with thermostatic shower unit and wet wall finish, vanity wash hand basin and cupboards, close coupled WC.

Bedroom Three

12'6" x 9'11" (3.82m x 3.04m)

Front aspect window. Carpets. Radiator.

Bedroom One

14'8" x 14'5" (4.49m x 4.40m)

Velux window. Carpets. Radiator. Access to dressing room.

Dressing Room

10'11" x 10'0" (3.35m x 3.05m)

Open shelf fitted storage units with hanging provision. Radiator. Access to loft.

Ensuite Bathroom

Comprising a freestanding bath, his & hers vanity wash hand basins on a granite top with shelving & hanging provision beneath, storage cupboards, radiator, chrome heated towel rail, low level WC, uPVC double glazed window, curved screen door enclosed cubicle and an extractor fan.

Bedroom Four

14'8" x 10'6" (4.49m x 3.21m)

Velux window. Carpets. Radiator.

Externally

Approached via a private road to a stoned driveway with secure gated entrance. There is a spacious front lawned section with side grassed paddock with shrubs & trees. To the rear is a raised decking areas with external power point, wall lights & sensors and an external cold water tap.

Services

Mains water & drainage are either connected or available locally (subject to statutory undertakers costs & conditions). LP Gas central heating.

