





Occupying an enviable location this established, four bedroom, detached home with double garage provides three reception rooms alongside a kitchen/breakfast room, conservatory and a refitted ensuite to master bedroom to accommodate a growing family.

Entrance Hall

Door to front, understairs cupboard, hive heating, radiator.

Cloakroom

Vanity wash hand basin, WC, part tiled, extractor fan, radiator.

Kitchen/Breakfast Room

14' 9" x 9' 11" Max (4.50m x 3.02m Max)

Fitted kitchen with a range of wall and base units, worksurfaces over, one and a half bowl ceramic sink and drainer, Neff electric double oven, Neff gas hob, cooker hood, plumbing for dishwasher, integrated fridge, breakfast bar, window to rear, radiator.

Utility Room

5' 8" Max x 4' 10" (1.73m Max x 1.47m)

Base units with worksurfaces over, wall cupboard, central heating boiler, plumbing for washing machine, stainless steel sink and drainer, tiled flooring, door to side.

Dining Room

10' 6" x 10' (3.20m x 3.05m)

French door into conservatory, window to rear, radiator.

Lounge

13' 11" + Bay Window x 10' 5" (4.24m + Bay Window x 3.17m)

Bay window to front, television points, electric fireplace, double doors to the dining room, two radiators.

Study

10' 1" + Bay Window x 8' 1" Max (3.07m + Bay Window x 2.46m Max)

Bay window to front, telephone point, radiator.



Conservatory

13' 8" x 7' 8" (4.17m x 2.34m)

French door to rear, two electric panel radiators, wall lights.

Landing

Airing cupboard, loft access.

Bedroom One

17' Max x 10' + Wardrobes (5.18m Max x 3.05m + Wardrobes)

Window to front, three built in double wardrobes, radiator.

Ensuite

Window to front, shower cubicle, vanity wash hand basin, WC, extractor fan, shaver point, chrome heated towel rail.

Bedroom Two

11' 11" x 8' 11" (3.63m x 2.72m)

Window to rear, radiator.

Bedroom Three

11' Max x 8' 1" (3.35m Max x 2.46m)

Window to rear, radiator.

Bedroom Four

8' 11" x 8' 2" (2.72m x 2.49m)

Window to rear, radiator.

Bathroom

Window to side, bath with shower over and glass shower screen, wash hand basin, WC, part tiled, extractor fan, radiator.

Rear Garden

Mature planted garden, fence enclosed with gated access to front, shingle and paved paths and seating areas, laid to lawn, outside tap, nature ponds.

Double Garage

18' 3" x 17' 1" (5.56m x 5.21m)

Two up and over doors, personnel door to rear garden, power and light.

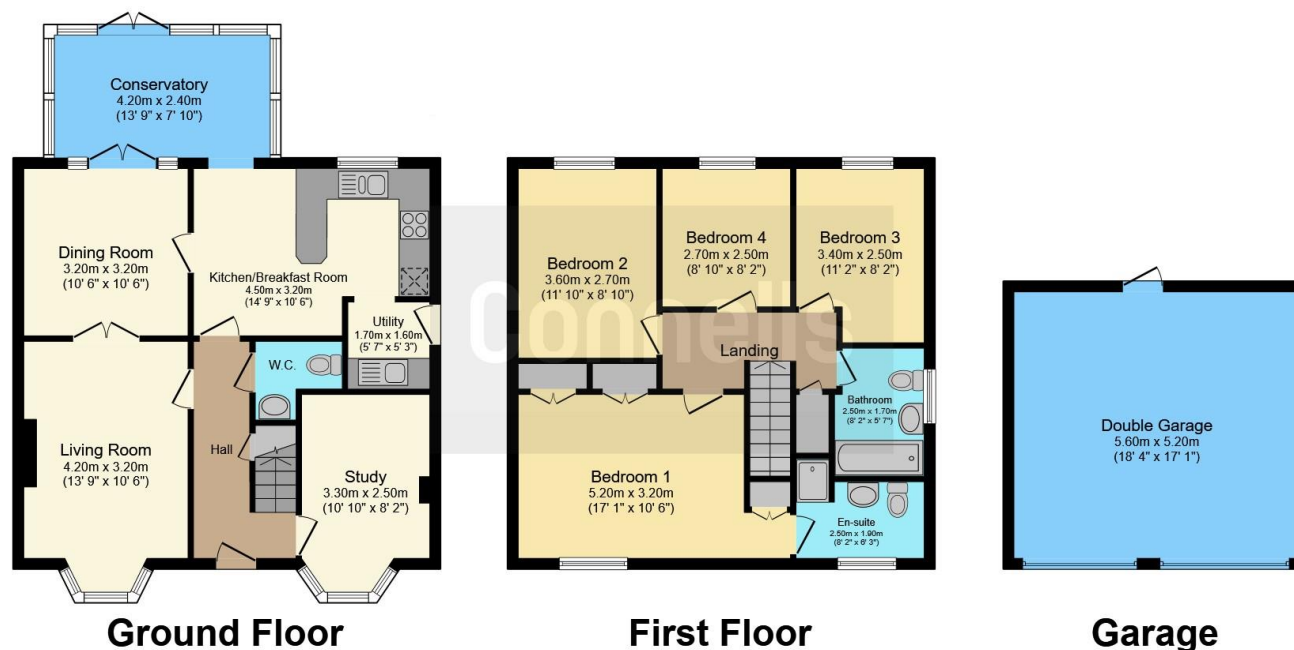
Parking

Driveway parking for three cars.









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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Tenure: Freehold



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