



Pattison
Lane

Long Breech, Mawsley **Freehold** £329,995

**Pattison
Lane**

Key Features

 3  2  C  D

- Three Bedroom Detached House
- Village Location
- Garage & Driveway
- En Suite to Master Bedroom
- Study

Located within the heart of Mawsley is this three bedroom detached house with a garage and driveway. Further highlights to include; a downstairs WC, a study, en suite to the master bedroom and close to local amenities. Viewing Highly Recommended.



ENTRANCE HALL

Reached via main front door.

CLOAKROOM

Suite comprising a wash hand basin and WC.

LOUNGE 17'3 max x 12'3 max (5.25m x 3.73m)

Window to front aspect. Stairs rising to first for landing. Log burning stove.

STUDY 8'1 x 6'6 (2.46m x 1.98m)

Window to front aspect. Under stairs storage cupboard.

KITCHEN / DINING ROOM 24' x 10'10 (7.31m x 3.30m)

Fitted with units to base and wall with contrasting work surfaces over, rising upstands and tiled splashback surrounds. Breakfast bar. Sink unit with mixer tap over. Window to rear aspect. French style doors opening to the rear garden.

FIRST FLOOR LANDING

Doors to bedrooms and bathroom.

BEDROOM ONE 12'8 x 11'2 (3.86m x 3.40m)

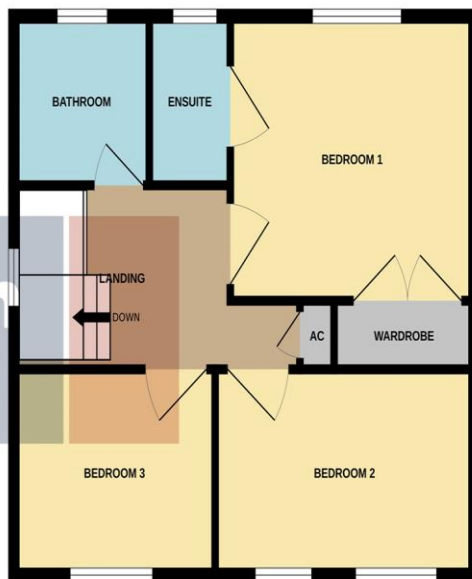
Window to rear aspect. Door to en suite.



GROUND FLOOR



1ST FLOOR



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EN SUITE

Suite comprising a shower enclosure, wash hand basin and WC.

BEDROOM TWO 13'3 x 8'2 (4.03m x 2.48m)

Window to front aspect.

BEDROOM THREE 10'6 x 8'1 (3.20m x 2.46m)

Window to front aspect.

BATHROOM

Four piece suite comprising a shower enclosure, a free standing bath with and held shower attachment and floor lighting, wash hand basin and WC. Frosted window to rear aspect.

OUTSIDE

FRONT GARDEN

Open plan frontage with laid to lawn and access to the main front door.

GARAGE & DRIVEWAY

To the side of the property.

REAR GARDEN

Enclosed garden with laid to lawn, paved patio / seating area and established shrubs.

To view this property call Pattison Lane on:
01536 524425

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